

C DIV: BEG SE COR, RUN W 211.70
131.9 FT, S 20.4 FT, E 60 FT, S
82 FT TO POB, BLOCK 32 & BEG NE

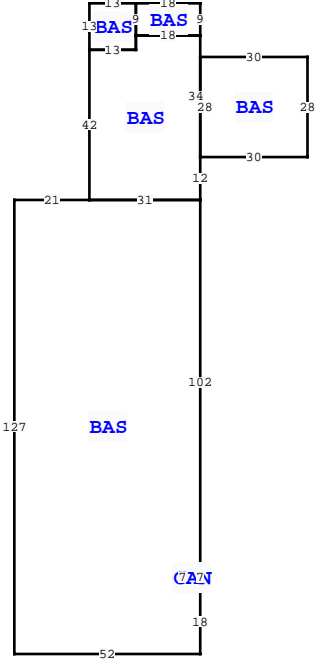
SERENITYBLOCK 32, LLC
27822 23RD PL
BRANFORD, FL 32008

2026

00-00-00-12733-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	90
Exterior Wall	19	COMMON BRK	10
Roof Structure	01	FLAT	100
Roof Cover	04	BUILT-UP	100
Interior Wall	05	DRYWALL	100
Interior Floor	07	CORK/VTILE	50
Interior Floor	14	CARPET	50
Ceiling	02	F.NOT SUS	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Fixtures		9	100
Frame	03	MASONRY	100
Story Height		0	100
RMS		10	100
Stories	1.	1.	100
Units		0	100
Condition Adj	02	02	100
Quality	03	03	
DOR CODE	1100 STORES/1 STORY		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	850317.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	162	100	
BAS	169	100	
BAS	840	100	
BAS	1,374	100	
BAS	6,569	100	
CAN	35	30	
TOTALS	9,149		

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND		
1	STORE RETL	0%	- 2024										Heated Area: 9114 HX Base Yr	



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	146,495		
TOTAL MARKET OB/XF VALUE	12,410		
TOTAL LAND VALUE - MARKET	147,528		
TOTAL MARKET VALUE	306,433		
SOH/AGL Deduction	0		
ASSESSED VALUE	306,433		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	306,433		
TOTAL JUST VALUE	306,433		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	343,056		
LAND: 2:1: ADJ4; CORNER.			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045388	Electrical Servic	0	09/08/2022
3830	REMODEL	50	07/26/2006
2171	REMODEL	169	10/09/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1496/2773	8/10/2023	WD	U	I	11	100
GRANTOR: MARTIN JIMMY R						
GRANTEE: SERENITYBLOCK 32, L						
1036/0732	1/24/2005	QC	Q	I	01	50,000
GRANTOR: DONALD WILLIAMS (UND						
GRANTEE: JIMMY R MARTIN						

EXTRA FEATURES														
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND
1	0260	PAVEMENT-A	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100
2	0166	CONC, PAVMT	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100

BUILDING NOTES			
117 SE NASSAU ST, LAKE CITY			

BUILDING DIMENSIONS			
BAS= W21 S127 E52 N18 CAN= N7 W5 S7 E5\$ W5 N7 E5 N102 BAS= N12 BAS= E30 N28 W30 S28\$ N34 BAS= N9 W18 S9E18\$W18 BAS= N9 W13 S13 E13N4\$ S4 W13 S42 E31\$ W31 \$.			

LAND DESCRIPTION														TOTAL OB/XF										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	1100	C	STORE 1FLR	0		*CG	105.00	132.00	20,220.00	SF		1.00	1.00	1.00	6.00	6.00	121,320							
2	1000	C	VACANT COMME	0		*CG	0.00	0.00	5,460.00	SF		1.00	1.00	0.80	6.00	4.80	26,208							