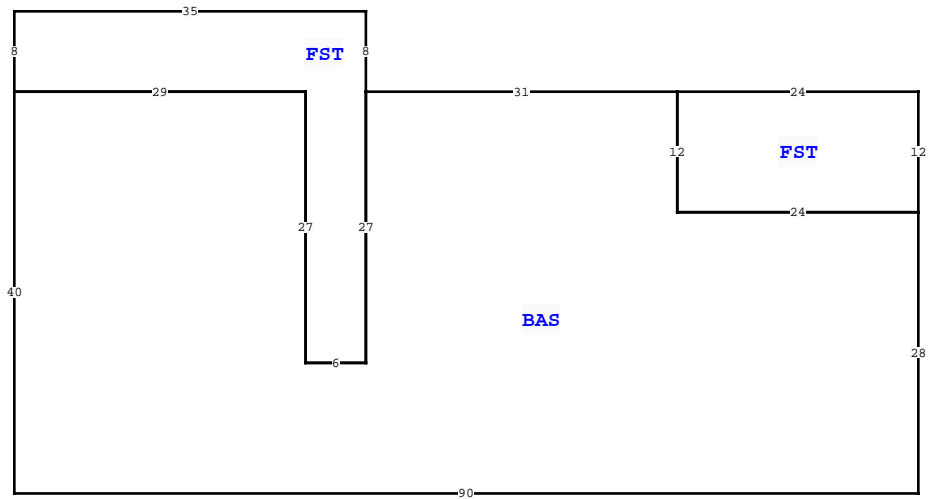




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	17	MSNRY STUC	100		
Roof Structur	09	RIDGE FRME	100		
Roof Cover	04	BUILT-UP	100		
Interior Wall	02	WALL BD/WD	50		
Interior Wall	05	DRYWALL	50		
Interior Floo	14	CARPET	100		
Ceiling	02	F.NOT SUS	100		
Air Condition	06	ENG CENTRL	100		
Heating Type	09	ENG F AIR	100		
Fixtures		10	100		
Frame	03	MASONRY	100		
Story Height		8	100		
RMS		13	100		
Stories	1.	1.	100		
Units		0	100		
Condition Adj	03	03	100		
Quality	05	05			
DOR CODE	1700	OFFICE BLD	1STY		
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	850317.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,150	100		3,150	106,864
FST	288	50		144	4,885
FST	442	50		221	7,498
TOTALS	3,880			3,515	119,246

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
4900	04	3,515	91.6906	67.85	238,493	1958	1985	0	0	50.00	50.00
1 OFFICE LOW			0% - 0	Heated Area: 3150			HX Base Yr				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			119,246
TOTAL MARKET OB/XF VALUE			3,058
TOTAL LAND VALUE - MARKET			53,235
TOTAL MARKET VALUE			175,539
SOH/AGL Deduction			0
ASSESSED VALUE			175,539
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			175,539
TOTAL JUST VALUE			175,539
NCON VALUE			1,500
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			165,849

PERMIT NUM	DESCRIPTION	AMT	ISSUED
3628	ADDN COMM	337	03/10/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1398/2799	11/14/2019	WD	Q	I	01	150,000
GRANTOR: ELAINE R DAVIS						
GRANTEE: VINE LLC						
1325/2531	11/17/2016	WD	U	I	11	100
GRANTOR: JOHNNY M HAMM						
GRANTEE: ELAINE R DAVIS						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/11/2026	MLU

BUILDING NOTES	
321 SW MAIN BLVD, LAKE CITY	

BUILDING DIMENSIONS	
BAS= W31 FST= N8 W35 S8 E29S27 E6 N27S S27 W6 N27 W29 S40E90 N28 FST= N12 W24 S12 E24S W24 N12S.	

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	OB/XF MKT VALUE	NOTES
1	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
2	0169	FENCE/WOOD	0	0	0	0	62.00	UT	18.00	18.00	50	2008	2008	3	50	558	
3	0261	PRCH, UOP	0	0	0	0	1.00	UT	1,500.00	1,500.00	100	2026	2025		100	1,500	
<b>TOTAL OB/XF</b>																3,058	

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	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	1700	C	1STORY OFF	0		CG	105.00	65.00	6,825.00	SF		1.00	1.00	1.20	6.50	7.80	53,235							