

E DIV: COMM N R/W E DUVAL ST &
W R/W PATTERSON ST, RUN N 388
FT FOR POB, RUN W 186.50 FT TO

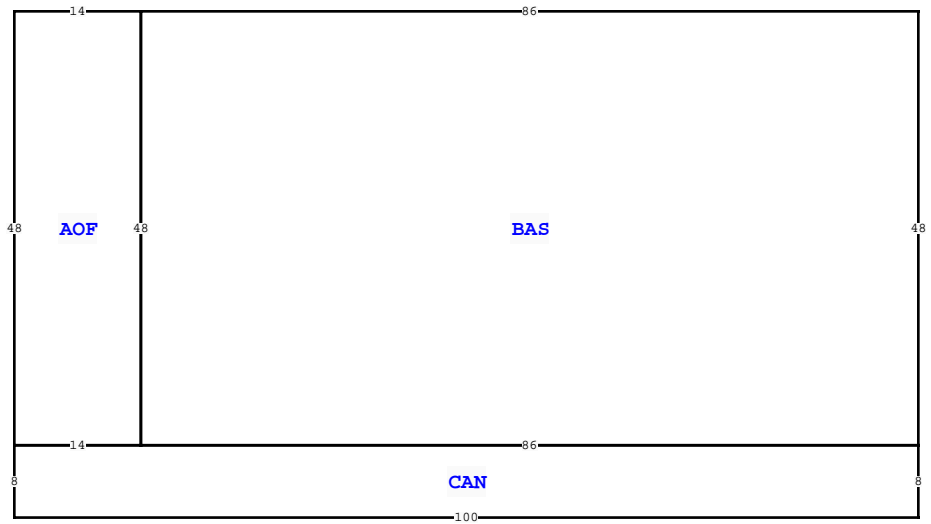
MURRAY TIMOTHY
2744- SW MAIN BLVD
LAKE CITY, FL 32025

2026

00-00-00-13130-000
00-00-00-13130-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	25	MOD METAL 100	
Roof Structur	09	RIDGE FRME 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	01	MINIMUM 100	
Interior Floo	03	CONC FINSH 100	
Air Condition	01	NONE 100	
Heating Type	01	NONE 100	
Plumbing		2 100	
Frame	05	STEEL 100	
Story Height		20 100	
RMS		0 100	
Stories	0	0 100	
Units	0	0 100	
Condition Adj	03	03 100	
Quality	05	05	
DOR CODE	4800	WAREHOUSE/DISTRB	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	860317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
AOF	672	150	
BAS	4,128	100	
CAN	800	30	
TOTALS	5,600		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	WAREH	STOR	0%	- 0							
				Heated Area:	4800			HX Base Yr			



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		101,257	
TOTAL MARKET OB/XF VALUE		2,570	
TOTAL LAND VALUE - MARKET		39,204	
TOTAL MARKET VALUE		143,031	
SOH/AGL Deduction		0	
ASSESSED VALUE		143,031	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		143,031	
TOTAL JUST VALUE		143,031	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		130,569	
BLDG:1:1: COOLER NON-REPAIR.ROOF COLLAPSING IN POR			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1336/2529	5/08/2017	WD	Q	I	01	175,000
GRANTOR: CHRIS & THERESA A KER						
GRANTEE: TIMOTHY MURRAY						
1014/0691	4/27/2004	WD	Q	I		115,000
GRANTOR: BENJAMIM OSSI LVING T						
GRANTEE: CHRIS & THERESA A K						

EXTRA FEATURES		198 NE PATTERSON AVE, LAKE CITY															
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	0140	CLFENCE	6	0	0	0	620.00	UT	3.50	3.50	100	1993	1993	3	100	2,170	
2	0070	CARPORT	UF	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	400	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	
		05/12/2026	MLU

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W86 AOF= W14 S48 E14 N48\$ S48 CAN= W14 S8 E100 N8 W86\$ E86 N48\$.

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	4800	C	WAREHOUSE	0		*CI	0.00	0.00	39,204.00	SF		1.00	1.00	1.00	1.00	1.00	39,204							