S DIV: LOTS 10 & 11 & W 25.42 FT
1 BAKER HEIGHTS S/D.

MCGRIFF LEE C & MACK WILLIAMS INSURANCE AGENCY INC
3501-A W UNIVERSITY AVE
GAINSEVILLE, FL 32607

2027

00-00-00-13897-000

BUILDING CHARACTERISTICS

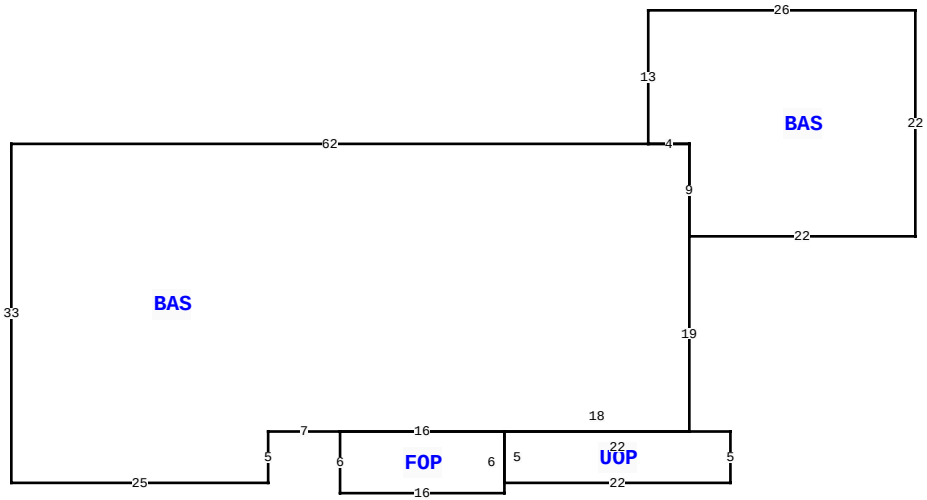
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures		9 100
Frame	01	NONE 100
Story Height		8 100
RMS		10 100
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	870317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	536	100		536	19,066
BAS	1,973	100		1,973	70,180
FOP	96	30		29	1,032
UOP	110	20		22	783
TOTALS	2,715			2,560	91,059

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4900	04	2,560	96.1376	71.14	182,118	1952	1985	0	0	0	50.00	50.00

1 OFFICE LOW 0% - 0 Heated Area: 2509 HX Base Yr



383 SW BAYA DR, LAKE CITY

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

EXTRA FEATURES

LN	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	2,568.00	UT	1.50	1.50	100	1999	1999	3	100	3,852	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	91,059
TOTAL MARKET OB/XF VALUE	3,852
TOTAL LAND VALUE - MARKET	142,169
TOTAL MARKET VALUE	237,080
SOH/AGL Deduction	0
ASSESSED VALUE	237,080
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	237,080
TOTAL JUST VALUE	237,080
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	237,080

LAND:1:1: 0.69AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1510	ADDN COMM	10	04/13/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0870/0547	12/01/1998	WD	Q	I		150,000
GRANTOR: BBL MANAGEMENT SERVIC						
GRANTEE: LEE MCGRIFF & MACK						
0816/2335	2/01/1996	WD	Q	I		85,000
GRANTOR: LOIS G GIEBEIG ETAL						
GRANTEE: BBL MANAGEMENT SERV						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W62 S33 E25 N5 E7 FOP= S6 E16 N6 W16$ E16 UOP= S5 E22 N5 W22$ E18 N19 BAS= E22 N22 W26 S13 E4 S9 $ N9 W4$.

LAND DESCRIPTION

TOTAL OB/XF 3,852

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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		00	0.00	0.00	28,721.00	SF		1.00	1.00	0.90	5.50	4.95	142,169							

REVIEW DATE 10/25/2016 BY DF Total Acres: 0.66 Total Land Value: 142,169 Market: 0 Agricultural: 0 Common: 142,169 PRINTED 11/16/2026 BY SYS