S DIV: LOT 7 & S1/2 LOT 6 BLOCK
ADD #1.

DRAWDY ENTERPRISES LLC
317 NW STREAMSIDE CT
LAKE CITY, FL 32055

2027

00-00-00-14048-000

BUILDING CHARACTERISTICS

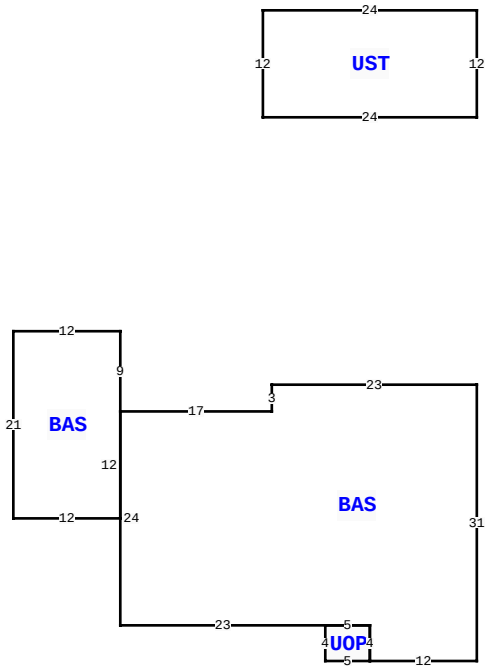
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Ceiling	02	F.NOT SUS 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures		2 100
Frame	02	WOOD FRAME 100
Story Height		8 100
RMS		4 100
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	32317.140	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	252	100		252	8,956
BAS	1,077	100		1,077	38,277
UOP	20	20		4	142
UST	288	40		115	4,087
TOTALS	1,637			1,448	51,462

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4900	04	1,448	96.0540	71.08	102,924	1952	1985	0	0	0	50.00	50.00

1 OFFICE LOW 0% - 0 Heated Area: 1329 HX Base Yr



738 SW MAIN BLVD, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	51,462
TOTAL MARKET OB/XF VALUE	2,700
TOTAL LAND VALUE - MARKET	72,974
TOTAL MARKET VALUE	127,136
SOH/AGL Deduction	0
ASSESSED VALUE	127,136
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	127,136
TOTAL JUST VALUE	127,136
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	127,136

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18-231	REMODEL	0	05/02/2018
1520	REMODEL	75	12/22/2009
910	MAINT/ALTR	75	07/11/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0987/2130	7/03/2003	WD	Q	I		131,500
GRANTOR: CLAUDIUS F JOHNS III						
GRANTEE: DRAWDY ENTERPRISES						
0589/0405	3/01/1986	WD	Q	I	01	44,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W23 S3 W17 BAS= N9 W12 S21 E12 N12$ S24 E23 UOP= S4 E5 N4 W5$ E5 S4 E12 N31$ PTR= N30 UST= N12 W24 S12 E24$ S30$.

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	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,500	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2011	2011	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 2,700

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	107.00	124.00	13,268.00	SF		1.00	1.00	1.00	5.50	5.50	72,974							

REVIEW DATE 03/04/2026 BY JB Total Acres: 0.30 Total Land Value: 72,974 Market: 0 Agricultural: 0 Common: 72,974 PRINTED 11/17/2026 BY SYS