S DIV: 1 AC OFF N END BLOCK 323
197.50 FT ON N SIDE 210 FT ON E
ON S SIDE & 205.6 FT ON W SIDE.

DUKE HENRY WAYNE JR
152 SW MONTGOMERY DR
LAKE CITY, FL 32025

**2027**

**00-00-00-14122-000**

## BUILDING CHARACTERISTICS

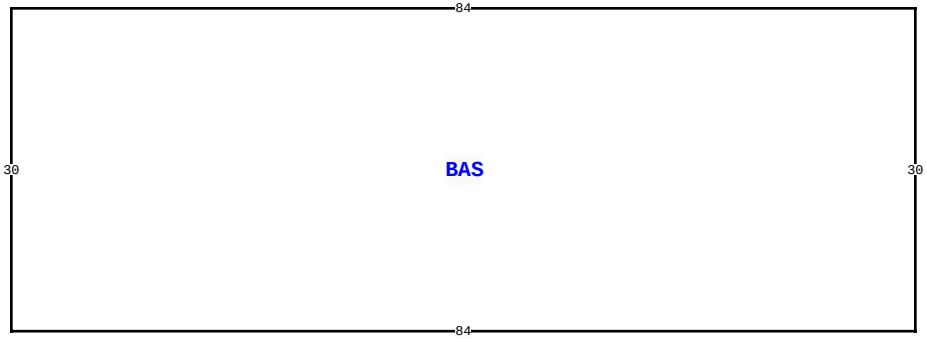
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 01 | MINIMUM 100 |
| Roof Structur | 09 | RIDGE FRME 100 |
| Roof Cover | 01 | MINIMUM 100 |
| Interior Wall | 01 | MINIMUM 100 |
| Interior Floo | 03 | CONC FINSH 100 |
| Air Condition | 01 | NONE 100 |
| Heating Type | 01 | NONE 100 |
| Fixtures | | 3 100 |
| Frame | 05 | STEEL 100 |
| Story Height | | 0 100 |
| RMS | | 2 100 |
| Stories | 0 | 0 100 |
| Units | | 0 100 |
| Condition Adj | 02 | 02 100 |
| Quality | 02 | 02 |
| DOR CODE | 2700 | VEH SALE/REPAIR |
| 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 | 2,520 | 100 | | 2,520 | 18,862 |
| TOTALS | 2,520 | | | 2,520 | 18,862 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 6700 | 04 | 2,520 | 30.5510 | 14.97 | 37,724 | 1960 | 1960 | 0 | 0 | 0 | 50.00 | 50.00 |

1 SERV SHOP 0% - 2024 Heated Area: 2520 HX Base Yr




152 SW MONTGOMERY DR, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | 05/12/2026 MLU |
| XF DATE | | LAND DATE | |
| 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 | 0260 | PAVEMENT-A | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 160 | |
| 2 | 0294 | SHED WOOD/ | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 400 | |
| 3 | 0140 | CLFENCE 6 | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 1,200 | |
| 4 | 0166 | CONC,PAVMT | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2016 | 2016 | 3 | 100 | 200 | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 — 1

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 1 | Tax Dist: |
| BUILDING MARKET VALUE | 59,080 |
| TOTAL MARKET OB/XF VALUE | 1,960 |
| TOTAL LAND VALUE - MARKET | 95,850 |
| TOTAL MARKET VALUE | 156,890 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 156,890 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 156,890 |
| TOTAL JUST VALUE | 156,890 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 156,890 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1493/760 | 6/14/2023 | WD | U | I | 30 | 225,000 |
| GRANTOR: COLLINS JOHN THOMAS T | | | | | | |
| GRANTEE: DUKE HENRY WAYNE JR | | | | | | |
| 1046/0436 | 5/10/2005 | TR | Q | I | 06 | 100 |
| GRANTOR: DOROTHY L COLLINS TRU | | | | | | |
| GRANTEE: JOHN THOMAS COLLINS | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W84 S30 E84 N30$.

## LAND DESCRIPTION

TOTAL OB/XF 1,960

| 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 | 2700 | C | AUTO SALES | 0 | | | 0.00 | 0.00 | 42,600.00 | SF | | 1.00 | 1.00 | 0.90 | 2.50 | 2.25 | 95,850 | | | | | | | |

REVIEW DATE 08/07/2023 BY ME Total Acres: 0.98 Total Land Value: 95,850 Market: 0 Agricultural: 0 Common: 95,850 PRINTED 11/16/2026 BY SYS

S DIV: 1 AC OFF N END BLOCK 323
197.50 FT ON N SIDE 210 FT ON E
ON S SIDE & 205.6 FT ON W SIDE.

DUKE HENRY WAYNE JR
152 SW MONTGOMERY DR
LAKE CITY, FL 32025

**2027**

**00-00-00-14122-000**

## BUILDING CHARACTERISTICS

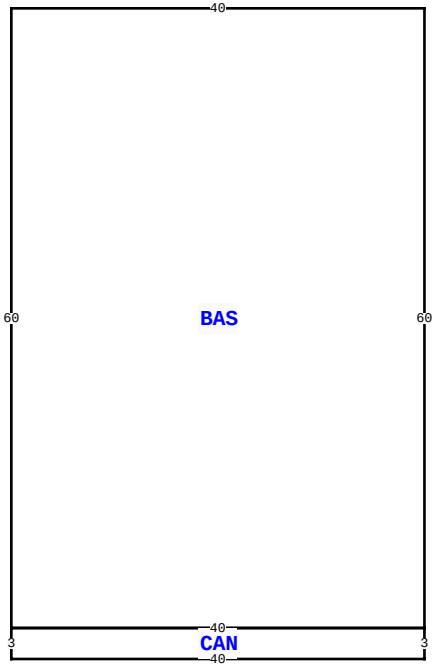
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 27 | PREFIN MTL 90 |
| Exterior Wall | 21 | STONE 10 |
| Roof Structur | 10 | STEEL FRME 100 |
| Roof Cover | 01 | MINIMUM 100 |
| Interior Wall | 01 | MINIMUM 100 |
| Interior Floo | 03 | CONC FINSH 100 |
| Air Condition | 03 | CENTRAL 100 |
| Heating Type | 04 | AIR DUCTED 100 |
| Fixtures | | 2 100 |
| Frame | 05 | STEEL 100 |
| Story Height | | 0 100 |
| RMS | | 2 100 |
| Stories | 0 | 0 100 |
| Units | | 0 100 |
| Condition Adj | 02 | 02 100 |
| Quality | 02 | 02 |
| DOR CODE | 2700 | VEH SALE/REPAIR |
| 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 | 2,400 | 100 | | 2,400 | 39,624 |
| CAN | 120 | 30 | | 36 | 595 |
| TOTALS | 2,520 | | | 2,436 | 40,218 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 6700 | 04 | 2,436 | 67.3927 | 33.02 | 80,437 | 1978 | 1978 | 0 | 0 | 0 | 50.00 | 50.00 |

2 SERV SHOP 0% - 2024 Heated Area: 2400 HX Base Yr




152 SW MONTGOMERY DR, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 05/12/2026 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | | | | | | |

## COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 1

### VALUATION SUMMARY

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| VALUATION BY | STANDARD |
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| TOTAL MARKET OB/XF VALUE | 1,960 |
| TOTAL LAND VALUE - MARKET | 95,850 |
| TOTAL MARKET VALUE | 156,890 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 156,890 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 156,890 |
| TOTAL JUST VALUE | 156,890 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 156,890 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1493/760 | 6/14/2023 | WD | Q | I | 30 | 225,000 |
| GRANTOR: COLLINS JOHN THOMAS T | | | | | | |
| GRANTEE: DUKE HENRY WAYNE JR | | | | | | |
| 1046/0436 | 5/10/2005 | TR | Q | I | 06 | 100 |
| GRANTOR: DOROTHY L COLLINS TRU | | | | | | |
| GRANTEE: JOHN THOMAS COLLINS | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W40 S60 CAN= S3 E40 N3 W40$ E40 N60$.

## LAND DESCRIPTION

TOTAL OB/XF 0

| 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | | | | | | | | | | | | | |

REVIEW DATE 08/07/2023 BY ME Total Acres: 0.98 Total Land Value: 95,850 Market: 0 Agricultural: 0 Common: 95,850 PRINTED 11/16/2026 BY SYS