

FORT WHITE: BEG NW COR BLK 53, R
 FOR POB, CONT E 127.16 FT, S 105
 S 29.03 FT, W 105 FT, N 124.16 F

JAY NAM INC
 7692 SW US HWY 27
 FORT WHITE, FL 32038

2026

00-00-00-14414-000

ELEMENT		CD		CONSTRUCTION	
Exterior Wall	15	CONC	BLOCK	100	
Roof Structur	04	WOOD	TRUSS	100	
Roof Cover	04	BUILT-UP	100		
Interior Wall	01	MINIMUM	80		
Interior Wall	02	WALL	BD/WD	20	
Interior Floor	08	SHT	VINYL	100	
Ceiling	02	F.NOT	SUS	100	
Air Condition	06	ENG	CENTRL	100	
Heating Type	09	ENG	F AIR	100	
Fixtures	4	100			
Frame	03	MASONRY	100		
Story Height	8	100			
RMS	2	100			
Stories	1.	1.	100		
Units	0	100			
Condition Adj	05	05	100		
Quality	05	05			
DOR CODE	1126	CONV	STORE/GAS		
MAP NUM		MKT AREA	02		
NEIGHBORHOOD/LOC	16.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	626	100		626	22,104
BAS	1,134	100		1,134	40,042
CAN	300	30		90	3,178
CAN	425	30		128	4,520
KTG	240	125		300	10,593
TOTALS	2,725			2,278	80,436

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
4300	04	2,278	88.2706	70.62	160,872	1982	1993	0	0	50.00	50.00

1 NBHD CONVE 0% - 0 Heated Area: 2000 HX Base Yr

7674 SW US HIGHWAY 27 , FORT WHITE

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	0260	PAVEMENT-A	0	0	0	0	1.00	UT 0.00	0.00	100	1993	1993	3	100	5,500

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	1100	C	STORE 1FLR	0		00	0.00	0.00	17,332.00	SF		1.00	1.00	0.90	3.50	3.15	54,596							

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	4	
VALUATION BY				STANDARD		
Tax Group: 4				Tax Dist:		
BUILDING MARKET VALUE				80,436		
TOTAL MARKET OB/XF VALUE				5,500		
TOTAL LAND VALUE - MARKET				54,596		
TOTAL MARKET VALUE				140,532		
SOH/AGL Deduction				0		
ASSESSED VALUE				140,532		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				140,532		
TOTAL JUST VALUE				140,532		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				139,268		
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
000041840	Roof Replacement	10,400	05/03/2021			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1035/0660	1/07/2005	WD	Q	I	03	250,000
GRANTOR: NAFFICE INC						
GRANTEE: JAY NAM INC						
0848/1255	11/07/1997	WD	Q	I		100,000
GRANTOR: LAND O' SUN MANAGEMEN						
GRANTEE: NAFFICE INC						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= N27 W50 S10 E38 S4 E6 S13 E6\$ BAS= W6 N13 W6 N4 W38S6						
KTG= S24 E10 N24 W10\$ E10 S24 CAN= W10 S6 E50 N6 W40\$ E40						
N13\$ PTR= N30 CAN= N17 W25 S17 E25\$ S30\$.						