NW1/4 OF NW1/4, EX 466.69 FT E & N & S IN SE COR & ALSO BEG AT NE NW1/4, RUN S 72.63 FT TO N R/W O

COLUMBIA COUNTY RESOURCE INC
164 SW MARY ETHEL LN
LAKE CITY, FL 32024

2027

01-4S-16-02642-000

BUILDING CHARACTERISTICS

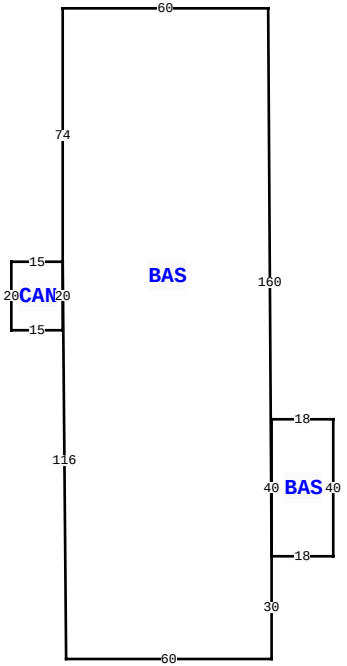
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	07	CORK/VTILE 100
Ceiling	02	F.NOT SUS 100
Air Condition	01	NONE 100
Heating Type	03	FORCED AIR 100
Fixtures		10 100
Frame	03	MASONRY 100
Story Height		12 100
RMS		2 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	3500	TOURIST ATTRACTION
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	1416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	720	100		720	11,351
BAS	11,452	100		11,452	180,541
CAN	300	30		90	1,419
TOTALS	12,472			12,262	193,310

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
6000	04	12,262	55.3112	31.53	386,621	1983	1983	0	0	0	50.00	50.00

1 AUDITORIUM 0% - 0 Heated Area: 12172 HX Base Yr



164 SW MARY ETHEL LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2026 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	0040	BARN,POLE	0	0	0	0	600.00	UT	3.00	3.00	100	2006	2006	3	100	1,800	
2	0166	CONC,PAVMT	0	0	0	0	600.00	UT	3.00	3.00	100	2006	2006	3	100	1,800	
3	0296	SHED METAL	0	0	0	0	120.00	UT	12.00	12.00	100	2006	2006	3	100	1,440	
4	0044	BLEACHERS	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	79,200	
5	0010	BARN,BLK	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	6,000	
6	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	8,000	
7	0294	SHED WOOD/	0	0	68	210	1.00	UT	0.00	0.00	100	1998	1998	3	100	150,000	
8	0296	SHED METAL	0	0	8	8	64.00	UT	9.00	9.00	100	2022	2021		100	576	
9	0296	SHED METAL	0	0	8	8	64.00	UT	9.00	9.00	100	2022	2021		100	576	
10	0060	CARPORT F	0	0	30	20	600.00	UT	3.50	3.50	100	2022	2021		100	2,100	

LAND DESCRIPTION

TOTAL OB/XF 251,492

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	4800	C	WAREHOUSE	0		CG	0.00	0.00	40.40	AC		1.00	1.00	1.00	65,000.00	65,000.00	2,626,000							

REVIEW DATE 11/20/2025 BY mark Total Acres: 40.40 Total Land Value: 2,626,000 Market: 0 Agricultural: 0 Common: 2,626,000 PRINTED 11/16/2026 BY SYS

COLUMBIA COUNTY PROPERTY

PAGE 1 of 4 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		1,342,344
TOTAL MARKET OB/XF VALUE		258,192
TOTAL LAND VALUE - MARKET		2,626,000
TOTAL MARKET VALUE		4,226,536
SOH/AGL Deduction		0
ASSESSED VALUE		4,226,536
TOTAL EXEMPTION VALUE	39	4,226,536
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		4,226,536
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		4,226,536

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054010	Electrical Servic		09/09/2025
000048314	Electrical Servic	1,350	10/02/2023
28509	COUNTY	468	04/26/2010
28066	MAINT/ALTR	70	09/09/2009
25096	ADDN COMM	115	10/10/2006
14159	CHURCH	775	06/18/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
209/499	7/07/1966	WD	Q	V	01	3,000

GRANTOR: ROPER H J

GRANTEE: COLUMBIA COUNTY RES

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=-1,-70] W60 S74 D116R1 E60 N30 U160L1 $
CAN=[ORIG=-76,4] S20 E15 N20 W15 $
BAS=[ORIG=18,50] W18 S40 E18 N40 $
.

NW1/4 OF NW1/4, EX 466.69 FT E & N & S IN SE COR & ALSO BEG AT NE NW1/4, RUN S 72.63 FT TO N R/W O

COLUMBIA COUNTY RESOURCE INC
164 SW MARY ETHEL LN
LAKE CITY, FL 32024

2027

01-4S-16-02642-000

BUILDING CHARACTERISTICS

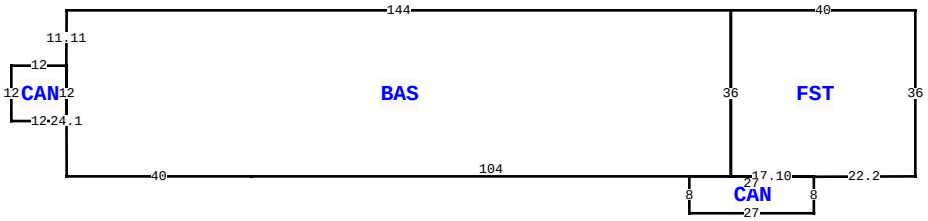
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	01	MINIMUM 100
Interior Floo	06	VINYL ASB 100
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		10 100
Frame	03	MASONRY 100
Story Height		10 100
RMS		12 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	3500	TOURIST ATTRACTION
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	1416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	5,186	100		5,186	129,858
CAN	144	30		43	1,077
CAN	216	30		65	1,628
FST	1,442	50		721	18,054
TOTALS	6,988			6,015	150,616

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4900	04	6,015	67.6700	50.08	301,231	1965	1965	0	0	0	50.00	50.00

2 OFFICE LOW 0% - 0 Heated Area: 5186 HX Base Yr



164 SW MARY ETHEL LN, LAKE CITY

BLD DATE		LGL DATE	05/14/2026 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
11	0070	CARPORT UF	0	0	0	0	1.00	UT	500.00	500.00	100	2022	2021		100	500	
12	0070	CARPORT UF	0	0	40	20	800.00	UT	1.50	1.50	100	2022	2021		100	1,200	
13	0260	PAVEMENT-A	0	0	0	0	1.00	UT	5,000.00	5,000.00	100	2022	2021		100	5,000	

COLUMBIA COUNTY PROPERTY

PAGE 2 of 4 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		1,342,344
TOTAL MARKET OB/XF VALUE		258,192
TOTAL LAND VALUE - MARKET		2,626,000
TOTAL MARKET VALUE		4,226,536
SOH/AGL Deduction		0
ASSESSED VALUE		4,226,536
TOTAL EXEMPTION VALUE	39	4,226,536
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		4,226,536
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		4,226,536

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7383	ADDN COMM	23,000	07/16/1993

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
209/499	7/07/1966	WD	Q	V	01	3,000

GRANTOR: ROPER H J

GRANTEE: COLUMBIA COUNTY RES

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=-40,0] W144 D11.11L0.1 D24.1R0.1 E40 E104 N36 $
FST=[ORIG=0,0] W40 S36 D0.1R17.10 U0.1R22.2 N36 $
CAN=[ORIG=-196,12] S12 E12 N12 W12 $
CAN=[ORIG=-22,36] W27 S8 E27 N8 $
.

LAND DESCRIPTION

TOTAL OB/XF 6,700

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

REVIEW DATE 11/20/2025 BY mark Total Acres: 40.40 Total Land Value: 2,626,000 Market: 0 Agricultural: 0 Common: 2,626,000 PRINTED 11/16/2026 BY SYS

NW1/4 OF NW1/4, EX 466.69 FT E & N & S IN SE COR & ALSO BEG AT NE NW1/4, RUN S 72.63 FT TO N R/W O

COLUMBIA COUNTY RESOURCE INC
164 SW MARY ETHEL LN
LAKE CITY, FL 32024

2027

01-4S-16-02642-000

BUILDING CHARACTERISTICS

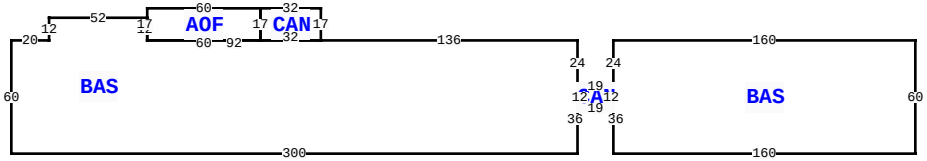
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	10	STEEL FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	07	NONE 100
Interior Floo	03	CONC FINSH 100
Ceiling	04	NONE 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Plumbing		18 100
Frame	05	STEEL 100
Story Height		20 100
RMS		2 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	3500	TOURIST ATTRACTION
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	1416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	1,020	150		1,530	41,246
BAS	9,600	100		9,600	258,797
BAS	18,624	100		18,624	502,066
CAN	228	30		68	1,833
CAN	544	30		163	4,394
TOTALS	30,016			29,985	808,336

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8800	06	29,985	99.8355	44.93	1,347,226	1965	1965	0	0	0	40.00	60.00

3 PREF M B R 0% - 0 Heated Area: 29244 HX Base Yr



164 SW MARY ETHEL LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 3 of 4 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		1,342,344
TOTAL MARKET OB/XF VALUE		258,192
TOTAL LAND VALUE - MARKET		2,626,000
TOTAL MARKET VALUE		4,226,536
SOH/AGL Deduction		0
ASSESSED VALUE		4,226,536
TOTAL EXEMPTION VALUE	39	4,226,536
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		4,226,536
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		4,226,536

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
209/499	7/07/1966	WD	Q	V	01	3,000

GRANTOR: ROPER H J

GRANTEE: COLUMBIA COUNTY RES

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W160 S24 CAN= W19 BAS= N24 W136 CAN= N17 W32 S17 E32$ W92 AOF= N17 E60 S17W60$ N12 W52 S12 W20 S60 E300 N36$ S12 E19 N12$ S36 E160 N60$.

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

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 11/20/2025 BY mark Total Acres: 40.40 Total Land Value: 2,626,000 Market: 0 Agricultural: 0 Common: 2,626,000 PRINTED 11/16/2026 BY SYS

NW1/4 OF NW1/4, EX 466.69 FT E & N & S IN SE COR & ALSO BEG AT NE NW1/4, RUN S 72.63 FT TO N R/W O

COLUMBIA COUNTY RESOURCE INC
164 SW MARY ETHEL LN
LAKE CITY, FL 32024

2027

01-4S-16-02642-000

BUILDING CHARACTERISTICS

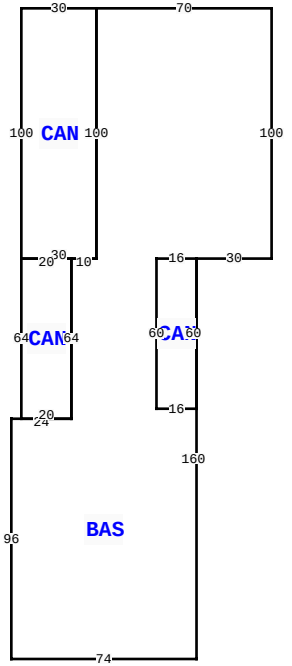
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	09	RIDGE FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	07	NONE 100
Interior Floo	01	NONE 100
Ceiling	04	NONE 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Plumbing		0 100
Frame	05	STEEL 100
Story Height		20 100
RMS		2 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	3500	TOURIST ATTRACTION
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	1416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	17,304	100		17,304	174,252
CAN	960	30		288	2,900
CAN	1,280	30		384	3,867
CAN	3,000	30		900	9,063
TOTALS	22,544			18,876	190,082

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8600	06	18,876	71.9245	20.14	380,163	1965	1965	0	0	0	50.00	50.00

4 BARNS 0% - 0 Heated Area: 17304 HX Base Yr



164 SW MARY ETHEL LN, LAKE CITY

BLD DATE | XF DATE | INC DATE | LGL DATE | LAND DATE | AG DATE: 05/14/2026 MLU

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 4 of 4 — 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		1,342,344
TOTAL MARKET OB/XF VALUE		258,192
TOTAL LAND VALUE - MARKET		2,626,000
TOTAL MARKET VALUE		4,226,536
SOH/AGL Deduction		0
ASSESSED VALUE		4,226,536
TOTAL EXEMPTION VALUE	39	4,226,536
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		4,226,536
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		4,226,536

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
209/499	7/07/1966	WD	Q	V	01	3,000

GRANTOR: ROPER H J

GRANTEE: COLUMBIA COUNTY RES

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] N160 E30 N100 W70 S100 W10 S64 W24 S96 E74 $
CAN=[ORIG=-40,-260] S100 W30 N100 E30 $
CAN=[ORIG=-50,-160] W20 S64 E20 N64 $
CAN=[ORIG=0,-160] W16 S60 E16 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 11/20/2025 BY mark Total Acres: 40.40 Total Land Value: 2,626,000 Market: 0 Agricultural: 0 Common: 2,626,000 PRINTED 11/16/2026 BY SYS