

COMM NW COR OF SE1/4 OF NW1/4, S  
R/W OF SR-247, N 41 DEG E 480 FT  
304.56 FT FOR POB, N 41 DEG E 21

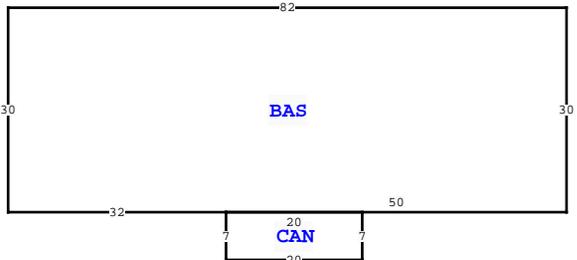
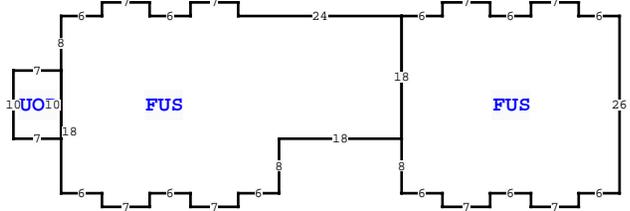
FLORIDA FIRST COAST INVESTMENT CORP  
677 SW BASCOM NORRIS DR  
LAKE CITY, FL 32025

**2026**

01-4S-16-02656-000

ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 90
Exterior Wall	19	COMMON BRK 10
Roof Structure	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	15	HARDTILE 30
Ceiling	01	FIN.SUSPD 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures		6 100
Frame	02	WOOD FRAME 100
Story Height		10 100
RMS		0 100
Stories	2.	2. 100
Units		0 100
Condition Adj	03	03 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
4900	04	4,616	97.5120	74.11	342,092	2007	2007	0	0	19.00	81.00		
2 OFFICE LOW 0% - 2026 Heated Area: 4560 HX Base Yr													



Quality		05 05	
DOR CODE		2400 INSURANCE COMP	
MAP NUM		MKT AREA 06	
NEIGHBORHOOD/LOC		1416.00 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	SUBAREA MARKET VALUE
BAS	2,460	100	147,672
CAN	140	30	2,522
FUS	888	100	53,306
FUS	1,212	100	72,755
UOP	70	20	841
<b>TOTALS</b>	<b>4,770</b>		<b>277,095</b>

677 SW BASCOM NORRIS DR, LAKE CITY

BLD DATE	LGL DATE
XF DATE	LAND DATE
INC DATE	AG DATE

EXTRA FEATURES															
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	0166	CONC,PAVMT	0	0	4,400.00	UT	3.00	3.00	100	2007	2007	3	100	13,200	

TOTAL OB/XF 13,200

LAND DESCRIPTION														TOTAL OB/XF 13,200										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	2400	C	INSUR CO	0			95.00	210.00	19,857.00	SF		1.00	1.00	1.00	3.00	3.00	59,571							

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	1
VALUATION SUMMARY					
VALUATION BY		STANDARD			
Tax Group: 1		Tax Dist:			
BUILDING MARKET VALUE		277,095			
TOTAL MARKET OB/XF VALUE		13,200			
TOTAL LAND VALUE - MARKET		59,571			
TOTAL MARKET VALUE		349,866			
SOH/AGL Deduction		0			
ASSESSED VALUE		349,866			
TOTAL EXEMPTION VALUE		0			
BASE TAXABLE VALUE		349,866			
TOTAL JUST VALUE		349,866			
NCON VALUE		0			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		345,906			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
25569	COMMERCIAL	1,470	02/23/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1549/2645	9/26/2025	WD	U	I	11	100
GRANTOR: SLAY MARVIN H						
GRANTEE: FLORIDA FIRST COAST						
0936/1198	9/27/2001	WD	Q	I		85,000
GRANTOR: DAVID R STAMPER, SR &						
GRANTEE: MARVIN H & MARY T S						

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[ORIG=0,0] W82 S30 E32 E50 N30 \$
FUS=[ORIG=-82,-30] E6 S2 E7 N2 E6 S2 E7 N2 E6 N8 E18 N18 W24
N2 W7 S2 W6 N2 W7 S2 W6 S8 S18 \$
FUS=[ORIG=-32,-38] S8 E6 S2 E7 N2 E6 S2 E7 N2 E6 N26 W6 N2 W7
S2 W6 N2 W7 S2 W6 S18 \$
CAN=[ORIG=-50,30] S7 E20 N7 W20 \$
UOP=[ORIG=-82,-48] W7 S10 E7 N10 \$
PTR=[ORIG=-82,0] N30 S30 \$