

COMM INTERS E LINE OF NW1/4 & S
SW ALONG R/W 254.39 FT FOR POB,
SE 389.78 FT, N 236.34 FT, NW 23

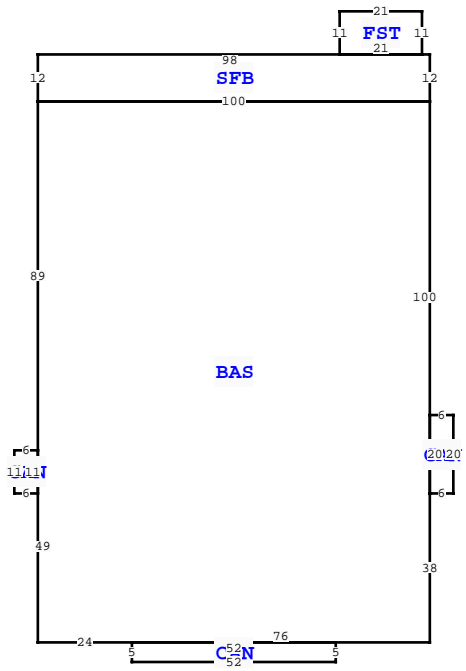
D & S CONCEPTS GROUP 347 FL LLC
347 SW STATE ROAD 247
LAKE CITY, FL 32025

2026

01-4S-16-02665-002

BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	25 MOD METAL 90				
Exterior Wall	19 COMMON BRK 10				
Roof Structure	10 STEEL FRME 100				
Roof Cover	12 MODULAR MT 100				
Interior Wall	04 PLYWOOD 100				
Interior Floor	03 CONC FINSH 80				
Interior Floor	14 CARPET 20				
Ceiling	01 FIN.SUSPD 100				
Air Condition	06 ENG CENTRL 100				
Heating Type	09 ENG F AIR 100				
Fixtures	14 100				
Frame	05 STEEL 100				
Story Height	12 100				
RMS	8 100				
Stories	1. 1. 100				
Units	0 100				
Condition Adj	03 03 100				
Quality	05 05				
DOR CODE	3400 BOWL,RINKS,POOL				
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	13,800	100		13,800	426,351
CAN	66	30		20	618
CAN	120	30		36	1,112
CAN	260	30		78	2,410
FST	231	50		116	3,584
SFB	1,200	80		960	29,659
TOTALS	15,677			15,010	463,734

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
3400	04	15,010	92.2276	61.79	927,468	1987	1987	0	0	50.00	50.00		
1 BOWLING LN 0% - 0 Heated Area: 15000 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		463,734	
TOTAL MARKET OB/XF VALUE		15,110	
TOTAL LAND VALUE - MARKET		283,140	
TOTAL MARKET VALUE		761,984	
SOH/AGL Deduction		55,347	
ASSESSED VALUE		706,637	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		706,637	
TOTAL JUST VALUE		761,984	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		705,356	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1569/525	5/27/2026	WD	Q	I	05	850,000
GRANTOR: LAKE CITY BOWL LLC						
GRANTEE: D & S CONCEPTS GROU						
1159/1248	9/30/2008	WD	Q	I	03	30,900
GRANTOR: BRIAN MEEK						
GRANTEE: LAKE CITY BOWL LLC						

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	0169	FENCE/WOOD	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	300	
2	0166	CONC, PAVMT	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	610	
3	0260	PAVEMENT-A	0	0	0	20,000.00	UT	1.10	1.10	60	2003	2003	3	60	13,200	
4	0253	LIGHTING	0	0	0	2.00	UT	500.00	500.00	100	2003	2003	3	100	1,000	

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	3400	C	BOWLING LN	0		CG	0.00	0.00	56,628.00	SF		1.00	1.00	1.00	5.00	5.00	283,140							

BUILDING NOTES	

BUILDING DIMENSIONS	
SFB= W2 FST= N11 W21 S11 E21\$ W98 S12 E100 BAS= W100 S89 CAN= W6 S11 E6N11\$ S49 E24 CAN= S5 E52 N5 W52\$ E76 N38 CAN= E6 N20 W6 S20\$ N100\$ N12\$.	

TOTAL OB/XF													
15,110													