

COMM NW COR OF SE1/4 OF NW1/4, R
SOUTH R/W SR 247, N 41 DEG E 480
514.56 FT TO POB, N 41 DEG E 210

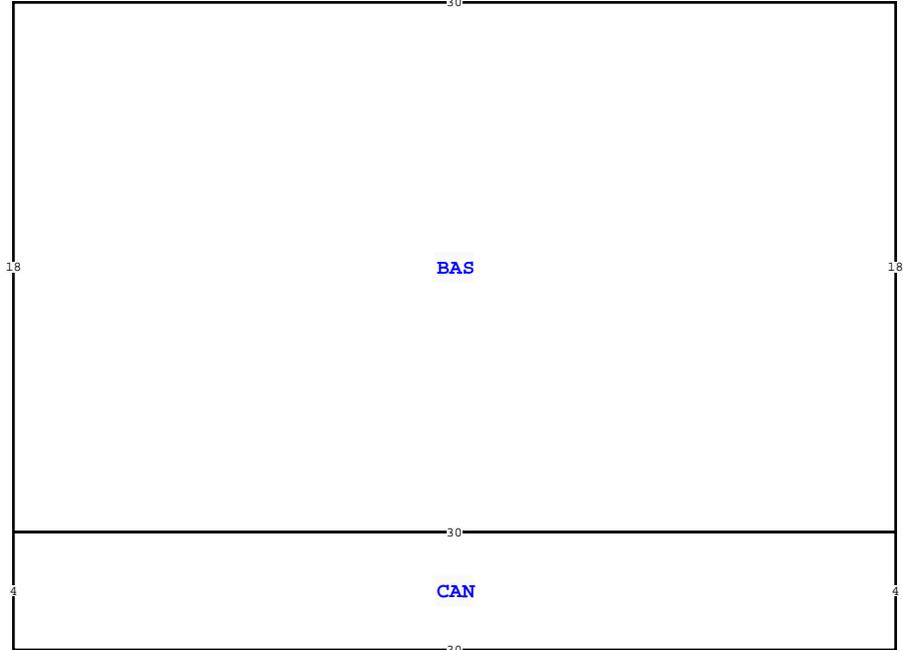
THE OTIS GROUP LLC
P O BOX 3398
LAKE CITY, FL 32056

2026

01-4S-16-02666-001

| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|--------------------|--------------|------|
| ELEMENT | CD | | |
| Exterior Wall | 31 | VINYL SID | 100 |
| Roof Structur | 04 | WOOD TRUSS | 100 |
| Roof Cover | 03 | COMP SHNGL | 100 |
| Interior Wall | 04 | PLYWOOD | 100 |
| Interior Floo | 08 | SHT VINYL | 100 |
| Air Condition | 03 | CENTRAL | 100 |
| Heating Type | 04 | AIR DUCTED | 100 |
| Fixtures | | 2 | 100 |
| Frame | 02 | WOOD FRAME | 100 |
| Story Height | | 8 | 100 |
| RMS | | 1 | 100 |
| Stories | 1. | 1. | 100 |
| Units | | 0 | 100 |
| Condition Adj | 03 | 03 | 100 |
| Quality | 04 | 04 | |
| DOR CODE | 2525 BEAUTY PARLOR | | |
| MAP NUM | | MKT AREA | 06 |
| NEIGHBORHOOD/LOC | 1416.00 | 1.00/ | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 540 | 100 | |
| CAN | 120 | 30 | |
| TOTALS | 660 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | |
|--------------------|------------|-----------|-------------|------------------|----------------|-----|-----|------|------|------|--------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |
| 1 | STORE RETL | 0% | - 0 | | | | | | | | |
| | | | | Heated Area: 540 | HX Base Yr | | | | | | |



| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 2 | 2 |
|---------------------------|--|-------------|----------|
| VALUATION SUMMARY | | | |
| VALUATION BY | | | STANDARD |
| Tax Group: 2 | | Tax Dist: | |
| BUILDING MARKET VALUE | | | 31,064 |
| TOTAL MARKET OB/XF VALUE | | | 500 |
| TOTAL LAND VALUE - MARKET | | | 100,319 |
| TOTAL MARKET VALUE | | | 131,883 |
| SOH/AGL Deduction | | | 0 |
| ASSESSED VALUE | | | 131,883 |
| TOTAL EXEMPTION VALUE | | | 0 |
| BASE TAXABLE VALUE | | | 131,883 |
| TOTAL JUST VALUE | | | 131,883 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 131,561 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|------------|
| 12320 | PUMP/UTPOL | 30 | 03/25/1997 |

| SALES DATA | | | | | | |
|--------------------------------|------------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1369/2642 | 10/02/2018 | WD | Q | I | 01 | 160,000 |
| GRANTOR: MELINA M MOORE WESTER | | | | | | |
| GRANTEE: THE OTIS GROUP LLC | | | | | | |
| 1337/2753 | 5/30/2017 | PR | U | I | 11 | 100 |
| GRANTOR: MELINA M M WESTERFIEL | | | | | | |
| GRANTEE: MELINA WESTERFIELD | | | | | | |

| 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 | 0296 | SHED METAL | 0 | 0 | 8 | 8 | | 1.00 | UT 0.00 | | 2008 | 2008 | 3 | 100 | 500 | |

| TOTAL OB/XF | | | | | | | | | | | | 500 | | | | | |
|------------------------------------|--|--|--|--|--|--|--|--|--|--|--|-----|--|--|--|--|--|
| 713 SW BASCOM NORRIS DR, LAKE CITY | | | | | | | | | | | | | | | | | |

| BUILDING NOTES | | | | | | | | | | | | | | | | | |
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| | | | | | | | | | | | | | | | | | |

| BUILDING DIMENSIONS | | | | | | | | | | | | | | | | | |
|---|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS= W30 S18 CAN= S4 E30 N4 W30\$E30 N18\$. | | | | | | | | | | | | | | | | | |

| LAND DESCRIPTION | | | | | | | | | | | | TOTAL OB/XF | | | | | | 500 | | | | | | |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|-------------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| 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 | 2525 | C | BEAUTYPRLR | 0 | | A-1 | 0.00 | 0.00 | 42,689.00 | SF | | 1.00 | 1.00 | 1.00 | 2.35 | 2.35 | 100,319 | | | | | | | |

