COMM NE COR OF SE1/4, W 337.74 F
185.33 FT TO A CURVE, NW ALONG C
NW 96.23 FT, N 60 DEG W 57.95 FT

MKJ PROPERTIES, LLC
1553 SW CENTURY GLN
LAKE CITY, FL 32025

2027

01-4S-16-02703-016

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	1000	VACANT COMMERCIAL	
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
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

1533 SW CENTURY GLN, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	14,375
TOTAL MARKET VALUE	14,375
SOH/AGL Deduction	0
ASSESSED VALUE	14,375
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	14,375
TOTAL JUST VALUE	14,375
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	14,375

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1572/604	7/08/2026	QC	U	V	11	100

GRANTOR: TJL ASSOCIATES, LLC

GRANTEE: MKJ PROPERTIES, LLC

BUILDING NOTES

BUILDING DIMENSIONS

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
1	1000	C	VACANT COMME	0		00	0.00	0.00	0.63	AC		1.00	1.00	1.00	23,000.00	23,000.00	14,375							

REVIEW DATE BY Total Acres: 0.63 Total Land Value: 14,375 Market: 0 Agricultural: 0 Common: 14,375 PRINTED 11/17/2026 BY SYS