

COMM AT SW COR OF LOT 11 OF "FLO CENTER" S ALONG R/W LINE OF CORP FT, SE'RLY ALONG ARC 164.95 FT T

4 BROTHERS 2020 LLC  
727 SW FLORIDA GATEWAY DR  
LAKE CITY, FL 32024

2026

02-4S-16-02714-015

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																							
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																					
																				<b>VALUATION BY</b> Tax Group: 1 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 0 <b>TOTAL LAND VALUE - MARKET</b> 1,144,080 <b>TOTAL MARKET VALUE</b> 1,144,080 SOH/AGL Deduction 0 <b>ASSESSED VALUE</b> 1,144,080 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 1,144,080 <b>TOTAL JUST VALUE</b> 1,144,080 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 95,340																							
																				<b>PERMIT NUM</b> <b>DESCRIPTION</b> <b>AMT</b> <b>ISSUED</b>   																							
																				<b>SALES DATA</b> <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1541/1652</td> <td>6/03/2025</td> <td>WD</td> <td>Q</td> <td>V</td> <td>01</td> <td>1,362,000</td> </tr> </tbody> </table> GRANTOR: CRAPPS DANIEL GRANTEE: 4 BROTHERS 2020 LLC										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1541/1652	6/03/2025	WD	Q	V	01	1,362,000
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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	9900	C	AC NON-AG	0					13.62	AC		1.00	1.00	0.70	120,000.00	84,000.00	1,144,080																										
<b>REVIEW DATE</b> 12/16/2025 <b>BY</b> TP    Total Acres: 13.62    Total Land Value: 1,144,080    Market: 0    Agricultural: 0    Common: 1,144,080 <b>PRINTED 05/08/2026 BY SYS</b>																																											