

COMM NW COR OF NE1/4 OF NW1/4,
 RUN S 261.93 FT FOR POB, RUN
 N 65 DEG E 448.77 FT, S 24

JAB HOSPITALITY LLC
 3696 W US HWY 90
 LAKE CITY, FL 32055

2026

02-4S-16-02714-201


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									
																				VALUATION BY STANDARD Tax Group: 1 Tax Dist: BUILDING MARKET VALUE 3,799,774 TOTAL MARKET OB/XF VALUE 185,572 TOTAL LAND VALUE - MARKET 727,272 TOTAL MARKET VALUE 4,712,618 SOH/AGL Deduction 0 ASSESSED VALUE 4,712,618 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 4,712,618 TOTAL JUST VALUE 4,712,618 NCON VALUE 2,428 INCOME VALUE PREVIOUS YEAR MKT VALUE 4,705,946											
DOR CODE 3900 HOTELS/MOTELS																				PERMIT NUM DESCRIPTION AMT ISSUED TOTALS											
MAP NUM MKT AREA 06																				SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN CD SALE PRICE 1182/0570 10/06/2009 WD U I 30 390,200 GRANTOR: JAYANTILAL KESHAVBHAI GRANTEE: JAB HOSPITALITY LLC 0788/0924 3/24/1994 WD Q I 03 70,000 GRANTOR: JAB PARTNERSHIP GRANTEE: JAYANTILAL KESHAVBH											
NEIGHBORHOOD/LOC 2416.00 1.00/																				BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/09/2024 MLU											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
EXTRA FEATURES <td colspan="10"></td> <td colspan="10"></td>																															
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														
11	0261	PRCH, UOP	0	0	0	0	1.00	UT	1,500.00	1,500.00	100	2026	2025		100	1,500															
12	0261	PRCH, UOP	0	0	0	0	1.00	UT	1,000.00	1,000.00	100	2026	2025		100	1,000															
13	0297	SHED CONCR	0	0	12	15	180.00	UT	15.00	15.00	100	2026	2025		100	2,700															
LAND DESCRIPTION										TOTAL OB/XF 5,200																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
REVIEW DATE 04/23/2024 BY TP Total Acres: 2.32 Total Land Value: 727,272 Market: 0 Agricultural: 0 Common: 727,272 PRINTED 05/08/2026 BY SYS																															