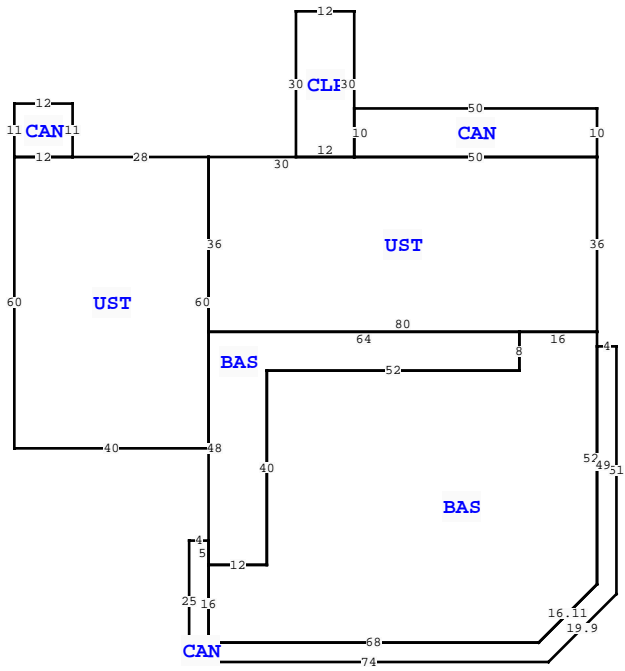




BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	15 CONC BLOCK 50
Exterior Wall	25 MOD METAL 50
Roof Structure	10 STEEL FRME 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	15 HARDTILE 90
Interior Floor	14 CARPET 10
Ceiling	03 PART.FIN. 100
Air Condition	06 ENG CENTRL 100
Heating Type	09 ENG F AIR 100
Plumbing	6 100
Frame	03 MASONRY 100
Story Height	15 100
RMS	11 100
Stories	1. 1. 100
Units	0 100
Condition Adj	03 03 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	VEH SALE/R	0%	- 0									Heated Area: 5048 HX Base Yr	



Quality	05 05				
DOR CODE	2700 VEH SALE/REPAIR				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	2416.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	992	100		992	47,578
BAS	4,056	100		4,056	194,534
CAN	132	30		40	1,918
CAN	500	30		150	7,195
CAN	654	30		196	9,401
CLP	360	60		216	10,360
UST	2,400	50		1,200	57,554
UST	2,880	50		1,440	69,065
TOTALS	11,974			8,290	397,604

580 SW FLORIDA GATEWAY DR, LAKE CITY

BLD DATE	07/06/2006	CP	LGL DATE	
XF DATE			LAND DATE	05/11/2026
INC DATE			AG DATE	

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	0166	CONC,PAVMT	0	0	0	17,708.00	UT	1.50	1.50	80	2001	2001	3	80	21,250	

TOTAL OB/XF													
21,250													

LAND DESCRIPTION																								
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
1	2700	C	AUTO SALES	0		CG	0.00	0.00	43,560.00	SF		1.00	1.00	0.65	11.00	7.15	311,454							
2	2700	C	AUTO SALES	0		CG	0.00	0.00	39,204.00	SF		1.00	1.00	0.65	11.00	7.15	280,309							

TOTAL OB/XF													
21,250													

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			397,604
TOTAL MARKET OB/XF VALUE			21,250
TOTAL LAND VALUE - MARKET			591,763
TOTAL MARKET VALUE			1,010,617
SOH/AGL Deduction			0
ASSESSED VALUE			1,010,617
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			1,010,617
TOTAL JUST VALUE			1,010,617
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			968,345

PERMIT NUM	DESCRIPTION	AMT	ISSUED
3619	ADDN COMM	411	03/13/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0950/0168	4/01/2002	WD Q	Q	I		775,100

GRANTOR: CRAPPS/CHERRY I-75 L  
GRANTEE: COLUMBIA CYCLES INC

BUILDING NOTES													
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BUILDING DIMENSIONS													
UST= N36 CAN= N10 W50 S10 E50\$ W50 CLP= N30 W12 S30 E12\$ W30UST= W28 CAN= N11 W12 S11 E12\$ W12 S60 E40 N60\$ S36 E80\$ BAS= W16 BAS= W64 S48 E12 N40 E52 N8\$ S8 W52 S40 W12CAN= N5 W4 S25 E74 R14 U14 N51 W4 S49 D12 L12 W68 N16\$ S16 E68 R12 U12 N52\$.													