COMM NE COR OF NW1/4, RUN S 32.5
S R/W LINE OF SR-238, RUN W ALON
LINE 1878.68 FT FOR POB, RUN S 6

HO-BO TRACTOR COMPANY INC
462 SE SR 238
LAKE CITY, FL 32025

2026

02-6S-17-09544-000

BUILDING CHARACTERISTICS

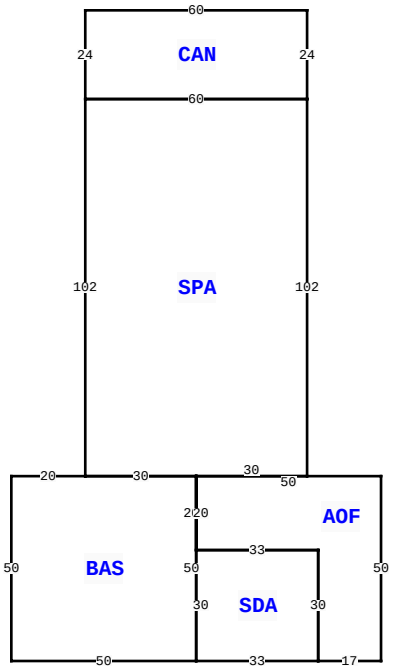
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 90
Exterior Wall	28	GLASS THRM 10
Roof Structur	10	STEEL FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		4 100
Frame	05	STEEL 100
Story Height		16 100
RMS		8 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	2700	VEH SALE/REPAIR
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2617.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	1,510	110		1,661	35,994
BAS	2,500	100		2,500	54,175
CAN	1,440	30		432	9,362
SDA	990	110		1,089	23,599
SPA	6,120	85		5,202	112,728
TOTALS	12,560			10,884	235,856

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
6600	04	10,884	88.4470	43.34	471,713	1977	1977	0	0	0	50.00	50.00

1 VEH SALE/R 0% - 2022 Heated Area: 10202 HX Base Yr



462 SE STATE ROAD 238 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

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
1	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	4,000	
2	0030	BARN,MT	0	0	36	75	2,700.00	UT	5.60	5.60	100	0	0	3	100	15,120	
3	0040	BARN,POLE	0	0	49	50	2,450.00	UT	2.45	2.45	100	0	0	3	100	6,003	
4	0167	DOOR,OHEAD	0	0	0	0	7.00	UT	800.00	800.00	100	0	0	3	100	5,600	
5	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	3,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	235,856
TOTAL MARKET OB/XF VALUE	33,723
TOTAL LAND VALUE - MARKET	94,440
TOTAL MARKET VALUE	364,019
SOH/AGL Deduction	0
ASSESSED VALUE	364,019
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	364,019
TOTAL JUST VALUE	364,019
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	344,344

LAND:2:1: JOINS PRCL 09544-000

SALE:1:1: $.70 STAMPS

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1440/2183	3/19/2021	QC	U	I	11	100
GRANTOR: HOWARD CANOVA M						
GRANTEE: HO-BO TRACTOR COMPA						
0789/0055	3/30/1994	QC	Q	I	01	0
GRANTOR: JOSEPH DAVID HOWARD						
GRANTEE: CANOVA & SHIRLEY HO						

BUILDING NOTES

BUILDING DIMENSIONS

CAN= N24 W60 S24 E60$ SPA= W60 S102BAS= W20S50 E50N50 W30$ E30 S20SDA= S30 E33 N30 W33$AOF= E33 S30 E17 N50 W50 S20$ N20 E30 N102$.

LAND DESCRIPTION

TOTAL OB/XF 33,723

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	2700	C	AUTO SALES	0		A-1	0.00	0.00	7.87	AC		1.00	1.00	1.00	12,000.00	12,000.00	94,440							

REVIEW DATE 09/26/2017 BY DF Total Acres: 7.87 Total Land Value: 94,440 Market: 0 Agricultural: 0 Common: 94,440 PRINTED 06/23/2026 BY SYS