

COMM NE COR OF SEC, RUN W 1337 F  
C/L US-41, S 734.35 FT, E 88.93  
E R/W US-441, RUN N 17.11 FT, E

RAMADEV INC  
13771 S US HWY 441  
LAKE CITY, FL 32025

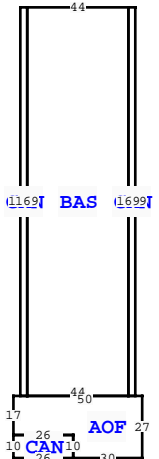
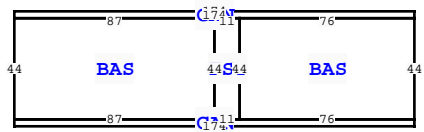
2026

03-6S-17-09571-000



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	17 MSNRY STUC 100
Roof Structur	04 WOOD TRUSS 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	02 WALL BD/WD 100
Interior Floo	06 VINYL ASB 50
Interior Floo	14 CARPET 50
Ceiling	02 F.NOT SUS 100
Air Condition	02 WINDOW 100
Heating Type	03 FORCED AIR 100
Fixtures	144 100
Frame	03 MASONRY 100
Story Height	8 100
RMS	48 100
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	AP	NORM	% COND	
1	MOTEL	0%	- 0										



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	152,603		
TOTAL MARKET OB/XF VALUE	7,944		
TOTAL LAND VALUE - MARKET	285,835		
TOTAL MARKET VALUE	446,382		
SOH/AGL Deduction	0		
ASSESSED VALUE	446,382		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	446,382		
TOTAL JUST VALUE	446,382		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	422,563		

Quality	03 03				
DOR CODE	3901HOTELS/MTL/SFR				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	3617.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	1,252	110		1,377	12,382
BAS	3,344	100		3,344	30,069
BAS	3,828	100		3,828	34,421
BAS	7,436	100		7,436	66,865
CAN	260	30		78	701
CAN	507	30		152	1,367
CAN	507	30		152	1,367
CAN	522	30		157	1,412
CAN	522	30		157	1,412
FST	484	60		290	2,608
TOTALS	18,662			16,971	152,603

13771 S US HIGHWAY 441 , LAKE CITY

BLD DATE	LGL DATE	
XF DATE	LAND DATE	05/12/2026 MLU
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	0260	PAVEMENT-A	0	0	0	0	1.00	UT	5,258.00	5,258.00	50	0	0	3	50	2,629	
2	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1999	1999	3	100	500	
3	0253	LIGHTING	0	0	0	0	5.00	UT	500.00	500.00	50	1999	1999	3	50	1,250	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	1999	1999	3	100	78	
5	0169	FENCE/WOOD	0	0	0	0	1.00	UT	1,063.00	1,063.00	50	1999	1999	3	50	532	
6	0166	CONC, PAVMT	0	0	4	175	700.00	UT	2.00	2.00	80	1999	1999	3	80	1,120	
7	0166	CONC, PAVMT	0	0	3	174	522.00	UT	2.00	2.00	80	1999	1999	3	80	835	
8	0118	RET WALLS	0	0	0	0	1.00	UT	0.00	0.00	100	2024	2023	3	100	1,000	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0960/2559	8/16/2002	WD	Q	I		725,000
GRANTOR: AUM SAI INC						
GRANTEE: RAMADEV INC						
0897/1888	1/14/2000	WD	Q	I	03	675,000
GRANTOR: D PATEL						
GRANTEE: AUM SAI INC						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W44 CAN= W3 S169 E3 N169\$ S169 AOF= W6 S17 CAN= S10 E26 N10 W26\$ E26 S10 E30 N27 W50\$ E44 CAN= E3 N169 W3 S169\$ N169\$ PTR=N40 BAS= N44 CAN= N3 W174 S3 E174\$ W76 S44 E76\$ CAN= W76 FST= N44 W11 S44 E11\$ W11 BAS= N44 W87 S44 E87\$ W87 S3 E174 N3\$ S40\$.	

LAND DESCRIPTION														TOTAL OB/XF										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	3900	C	MOTEL	0		CHI	0.00	0.00	173,233.48	SF		1.00	1.00	0.55	3.00	1.65	285,835							