

COMM NW COR OF SE1/4, RUN E 1177
 TO W R/W US-41, RUN S ALONG R/W
 FOR POB, CONT S ALONG R/W 210 FT

PATEL SHAKU M
 162 NW BIRDIE PL
 LAKE CITY, FL 32055

2026

03-6S-17-09595-000


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: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 39,530 TOTAL MARKET VALUE 39,530 SOH/AGL Deduction 0 ASSESSED VALUE 39,530 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 39,530 TOTAL JUST VALUE 39,530 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 36,236											
																				SALE:1:1: 210 FF HWY 41 & 441 PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD Number DATE TYPE INST Q U / V I / RSN CD SALE PRICE 0889/2245 9/30/1999 WD Q V 01 14,300 GRANTOR: B PATEL (GIVING HIS I GRANTEE: S PATEL 0619/0654 4/09/1987 WD Q V 24,000 GRANTOR: AMPARO EUVARGAIN & GRANTEE: ALFORD PHILLIP J SR											
DOR CODE 1000 VACANT COMMERCIAL																															
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																										
TOTALS																															
EXTRA FEATURES										BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	05/12/2026 MLU															
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															
																	BUILDING NOTES														
																	BUILDING DIMENSIONS														
																	BUILDING NOTES														
																	BUILDING DIMENSIONS														
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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	1000	C	VACANT COMME	0		CHI	0.00	0.00	52,707.00	SF		1.00	1.00	0.25	3.00	0.75	39,530														
REVIEW DATE 05/12/2026 BY MLU Total Acres: 1.21 Total Land Value: 39,530 Market: 0 Agricultural: 0 Common: 39,530 PRINTED 06/22/2026 BY SYS																															