

BEG INTERS OF S LINE OF SE1/4 OF
 US-441, RUN N ALONG R/W 420 FT,
 420 FT, W 1050 FT TO POB.

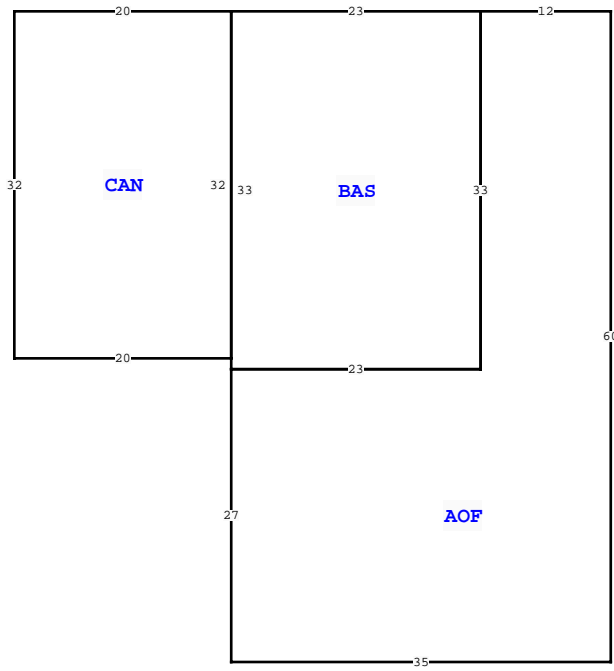
4887 US 441 LLC
 4887 N US HWY 441
 LAKE CITY, FL 32055

2026

05-3S-17-04840-001

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	25	MOD METAL 100	
Roof Structur	10	STEEL FRME 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	07	NONE 100	
Interior Floo	03	CONC FINSH 100	
Air Condition	01	NONE 100	
Heating Type	01	NONE 100	
Plumbing		2 100	
Frame	05	STEEL 100	
Story Height		10 100	
RMS		5 100	
Stories	0	0 100	
Units	0	0 100	
Condition Adj	02	02 100	
Quality	03	03	
DOR CODE	2700 VEH SALE/REPAIR		
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	5317.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
AOF	1,341	150	
BAS	759	100	
CAN	640	30	
TOTALS	2,740		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	PREF M B A	0%	- 0									Heated Area: 2100 HX Base Yr	



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 4
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			206,754
TOTAL MARKET OB/XF VALUE			8,000
TOTAL LAND VALUE - MARKET			100,000
TOTAL MARKET VALUE			314,754
SOH/AGL Deduction			29,455
ASSESSED VALUE			285,299
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			285,299
TOTAL JUST VALUE			314,754
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			294,754

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042123	Electrical Servic	0	06/11/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1387/1295	6/20/2019	WD	Q	I	01	225,000
GRANTOR: LAKE CITY 4 X 4 PARTS						
GRANTEE: 4887 US 441 LLC						
1162/2746	11/25/2008	WD	Q	I	01	100
GRANTOR: LAKE CITY 4 X 4 INC						
GRANTEE: LAKE CITY 4 X 4 PAR						

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	0140	CLFENCE 6	0	0	0	0	1.00	UT	10,000.00	10,000.00	70	1985	1985	3	70	7,000	
2	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1985	1985	3	100	1,000	

TOTAL OB/XF													
8,000													

BUILDING NOTES													
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BUILDING DIMENSIONS													
AOF= W12 BAS= W23 CAN= W20 S32 E20 N32\$ S33 E23 N33\$ S33 W23 S27 E35 N60\$.													

LAND DESCRIPTION																								
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	2727	C	JUNK YARD	0		I	0.00	0.00	10.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	100,000							

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Stories	0	0 100	
Units	0	0 100	
Condition Adj	02	02 100	
Quality	03	03	
DOR CODE	2700 VEH SALE/REPAIR		
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	5317.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	3,600	100	
CAN	6,600	30	
TOTALS	10,200		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
3	PREF	M B A	0% - 0									
				Heated Area: 3600				HX Base Yr				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE							
BAS	3,600	100		3,600	58,320							
CAN	6,600	30		1,980	32,076							
TOTALS	10,200			5,580	90,396							

4887 N US HIGHWAY 441 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026
INC DATE		AG DATE	MLU

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

TOTAL OB/XF 0

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

TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

COLUMBIA COUNTY PROPERTY		PAGE 3 of 4	3
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GRANTOR: LAKE CITY 4 X 4 INC						
GRANTEE: LAKE CITY 4 X 4 PAR						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W36 S100 W2 CAN= S132 E50 N132 W50\$ E38 N100\$.

