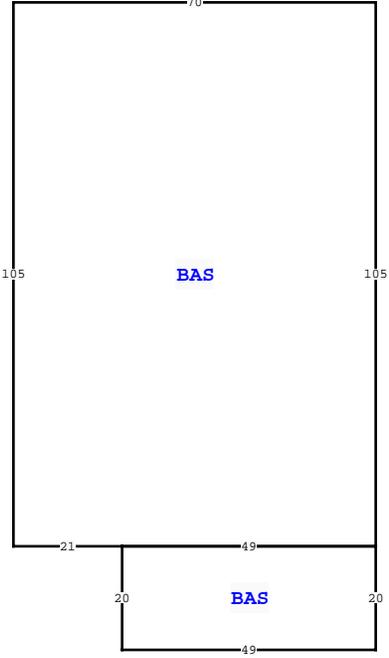


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	04	WOOD TRUSS	100
Roof Cover	04	BUILT-UP	100
Interior Wall	05	DRYWALL	100
Interior Floor	06	VINYL ASB	50
Interior Floor	14	CARPET	50
Ceiling	01	FIN.SUSPD	100
Air Condition	06	ENG CENTRL	100
Heating Type	09	ENG F AIR	100
Fixtures		9	100
Frame	03	MASONRY	100
Story Height		8	100
RMS		10	100
Stories	0	0	100
Units		0	100
Condition Adj	03	03	100
Quality	05	05	
DOR CODE	1700	OFFICE BLD	1STY
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	5417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	980	100	
BAS	7,350	100	
TOTALS	8,330		8,330 257,397

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	OFFICE LOW	0%	- 0		514,794	1976	1990	0	0	50.00	50.00	Heated Area: 8330 HX Base Yr	



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	Tax Group: 1		STANDARD
BUILDING MARKET VALUE	Tax Dist:		580,383
TOTAL MARKET OB/XF VALUE			23,946
TOTAL LAND VALUE - MARKET			243,625
TOTAL MARKET VALUE			847,954
SOH/AGL Deduction			0
ASSESSED VALUE			847,954
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			847,954
TOTAL JUST VALUE			847,954
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			832,356
BLDG:2:1: CHANGES THAT WERE MADE IN90 NOT FEED IN			
SALE:2:1: THE TOMPKINS WERE PARTNER OWNERS ALREADY			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
23-228	NEW METAL ROOF		11/08/2023
20-0138	MAINT/ALTR	143	03/11/2020
17-0546	COMMERCIAL	0	05/25/2017
4011	MAINT/ALTR	175	11/14/2006
1007	ADDN COMM	310	06/24/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1357/0795	3/29/2018	WD	U	I	30	950,000
GRANTOR: CAT PROPERTIES OF LAK						
GRANTEE: MAIN BLVD RENTAL LL						
1150/1305	5/05/2008	WD	Q	I		900,000
GRANTOR: TOMPKINS-BREWER PROPE						
GRANTEE: CAT PROPERTIES OF L						

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	0	1.00	UT	0.00	0.00	100	0	0	3	100	836	
2	0260	PAVEMENT-A	0	0	0	0	28,610.00	UT	1.10	1.10	70	0	0	3	70	22,030	
3	0294	SHED WOOD/	0	0	12	12	144.00	UT	7.50	7.50	100	0	0	3	100	1,080	
TOTALS														23,946			

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	1700	C	1STORY OFF	0		00	192.00	250.00	42,010.00	SF		1.00	1.00	1.00	4.50	4.50	189,045							
2	1700	C	1STORY OFF	0		00	0.00	0.00	54,580.00	SF		1.00	1.00	1.00	1.00	1.00	54,580							

