COMM NW COR OF NW1/4 OF SW1/4,
RUN E 210 FT FOR POB, CONT E
460.7 FT, S 145.45 FT, W

KENS' BAR-B-QUE INC
337 SW KOONVILLE AVE
LAKE CITY, FL 32024

2027

05-4S-17-07673-000

BUILDING CHARACTERISTICS

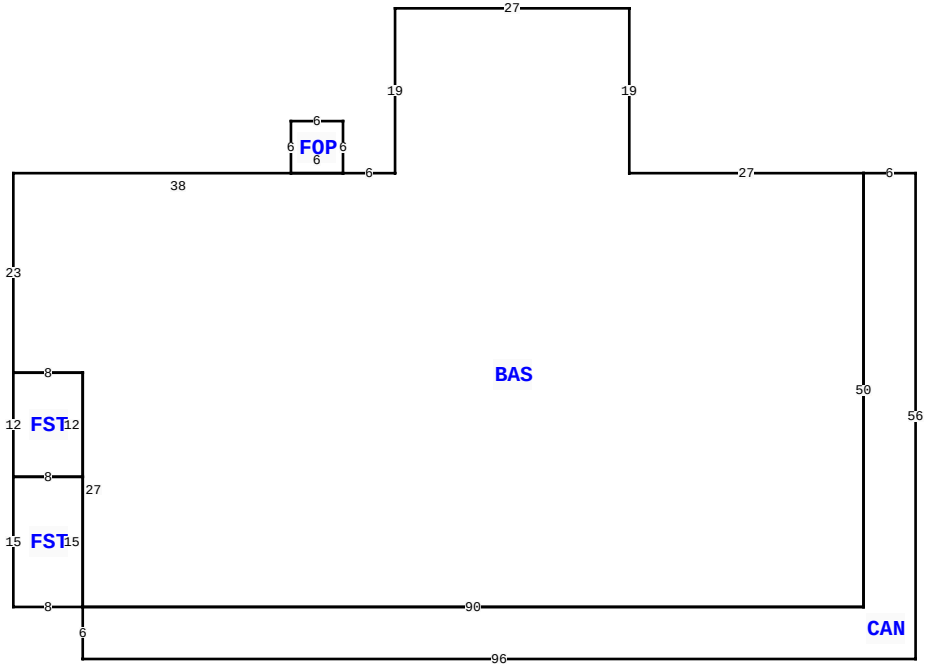
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 50
Interior Wall	06	CUST PANEL 50
Interior Floo	12	HARDWOOD 50
Interior Floo	15	HARDTILE 50
Ceiling	02	F.NOT SUS 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures		14 100
Frame	02	WOOD FRAME 100
Story Height		10 100
RMS		4 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	06	06
DOR CODE	2100	RESTAURANT/CAFE
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	5417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	5,197	100		5,197	357,642
CAN	876	30		263	18,099
FOP	36	30		11	757
FST	96	50		48	3,303
FST	120	50		60	4,129
TOTALS	6,325			5,579	383,930

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
5600	04	5,579	122.4221	94.27	525,932	2003	2003	0	0	0	27.00	73.00

1 RESTAURANT 0% - 0 Heated Area: 5197 HX Base Yr



387 SW SAINT MARGARETS ST, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	383,930
TOTAL MARKET OB/XF VALUE	26,657
TOTAL LAND VALUE - MARKET	248,240
TOTAL MARKET VALUE	658,827
SOH/AGL Deduction	0
ASSESSED VALUE	658,827
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	658,827
TOTAL JUST VALUE	658,827
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	658,827

PRMT:1:1: NEW KEN'S BBQ

SALE:1:1: JOINS ADJ PARCEL

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2411	COMMERCIAL	2,685	08/15/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0805/1515	5/15/1995	WD	Q	I		58,500
GRANTOR: DALE FERGUSON & DARRE						
GRANTEE: KENS' BAR-B-QUE						
0636/0415	11/02/1987	WD	Q	V		41,700
GRANTOR: KARLB CHARLES ETAL						
GRANTEE: FERGUSON DALE C &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W27 N19 W27 S19 W6 W38 S23 E8 S27 E90 N50 $
CAN=[ORIG=-90,50] S6 E96 N56 W6 S50 W90 $
FST=[ORIG=-98,23] S12 E8 N12 W8 $
FOP=[ORIG=-60,0] N6 W6 S6 E6 $
FST=[ORIG=-98,35] E8 S15 W8 N15 $
.

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	0166	CONC,PAVMT	0	0	0	0	1,284.00	UT	2.00	2.00	100	2003	2003	3	100	2,568	
2	0260	PAVEMENT-A	0	0	0	0	15,772.00	UT	1.10	1.10	100	2003	2003	3	100	17,349	
3	0253	LIGHTING	0	0	0	0	3.00	UT	1,000.00	1,000.00	100	2003	2003	3	100	3,000	
4	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	2003	2003	3	100	2,000	
5	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
6	0294	SHED WOOD/	0	0	18	10	180.00	UT	8.00	8.00	100	2022	2021		100	1,440	

LAND DESCRIPTION

TOTAL OB/XF 26,657

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	2100	C	RESTAURANT	0		00	428.00	145.00	62,060.00	SF		1.00	1.00	2.00	2.00	4.00	248,240							

REVIEW DATE 03/22/2023 BY CP Total Acres: 1.42 Total Land Value: 248,240 Market: 0 Agricultural: 0 Common: 248,240 PRINTED 11/17/2026 BY SYS