

S DIV: COMM NE COR LOT 1 BLOCK 1
 ADDITION #5, N 13 FT FOR POB, CO
 458.20 FT TO W R/W OF US-41, S'R

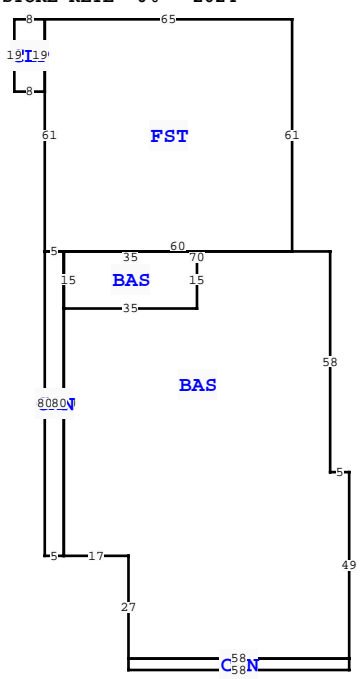
GARBETT ENTERPRISES LLC
 950 SW MAIN BLVD
 LAKE CITY, FL 32025

2026

05-4S-17-14248-000

ELEMENT		CD	CONSTRUCTION
Exterior Wall	15	CONC	BLOCK 50
Exterior Wall	17	MSNRY	STUC 50
Roof Structure	04	WOOD	TRUSS 100
Roof Cover	12	MODULAR	MT 100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	100
Ceiling	02	F.NOT SUS	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Fixtures	2	100	
Frame	03	MASONRY	100
Story Height	10	100	
RMS	3	100	
Stories	1.	1. 100	
Units	0	100	
Condition Adj	03	03	100
Quality	04	04	
DOR CODE	1100 STORES/1 STORY		
MAP NUM	MKT AREA		06
NEIGHBORHOOD/LOC	870317.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	525	100	
BAS	7,276	100	
CAN	174	30	
CAN	400	30	
CLP	152	40	
FST	3,965	50	
TOTALS	12,492		10,016 241,186

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
1	STORE RETL	0%	- 2024									Heated Area: 7801 HX Base Yr		



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		241,186	
TOTAL MARKET OB/XF VALUE		2,700	
TOTAL LAND VALUE - MARKET		213,369	
TOTAL MARKET VALUE		457,255	
SOH/AGL Deduction		80,216	
ASSESSED VALUE		377,039	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		377,039	
TOTAL JUST VALUE		457,255	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		342,763	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1729	ADDN COMM	75	05/05/2010
1453	ADDN COMM	302	03/09/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1492/51	6/02/2023	WD	U	I	11	100
GRANTOR: GARBETT DANIEL T						
GRANTEE: GARBETT ENTERPRISES						
1492/48	5/24/2023	QC	U	I	11	100
GRANTOR: BEDENBAUGH 5, LLC						
GRANTEE: GARBETT DANIEL T						

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	0.00				2,600	
2	0166	CONC, PAVMT	0	0	0	0		1.00	UT	0.00				100	

TOTAL OB/XF															2,700	
950 SW MAIN BLVD, LAKE CITY																
															05/12/2026	MLU

BUILDING NOTES														

BUILDING DIMENSIONS														
BAS=[ORIG=-60,61] S80 E17 S27 E58 N49 W5 N58 W70 \$														
FST=[ORIG=0,0] W65 S61 E5 E60 N61 \$														
BAS=[ORIG=-60,61] E35 S15 W35 N15 \$														
CAN=[ORIG=-65,61] S80 E5 N80 W5 \$														
CAN=[ORIG=-43,168] S3 E58 N3 W58 \$														
CLP=[ORIG=-65,0] W8 S19 E8 N19 \$														

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	1100	C	STORE 1FLR	0		CG	88.00	250.00	22,000.00	SF		1.00	1.00	0.80	5.50	4.40	96,800							
2	1100	C	STORE 1FLR	0		00	0.00	0.00	19,464.00	SF		1.00	1.00	0.80	2.00	1.60	31,142							
3	1000	C	VACANT COMME	0		CG	80.00	250.00	13,597.00	SF		1.00	1.00	0.80	5.50	4.40	59,827							
4	1000	C	VACANT COMME	0		CG	0.00	0.00	16,000.00	SF		1.00	1.00	0.80	2.00	1.60	25,600							