

COMM NE COR OF NE1/4 OF NE1/4, R  
S LINE MALONE AVE & POB, RUN S 2  
FT TO E R/W SR-47, RUN NE ALONG

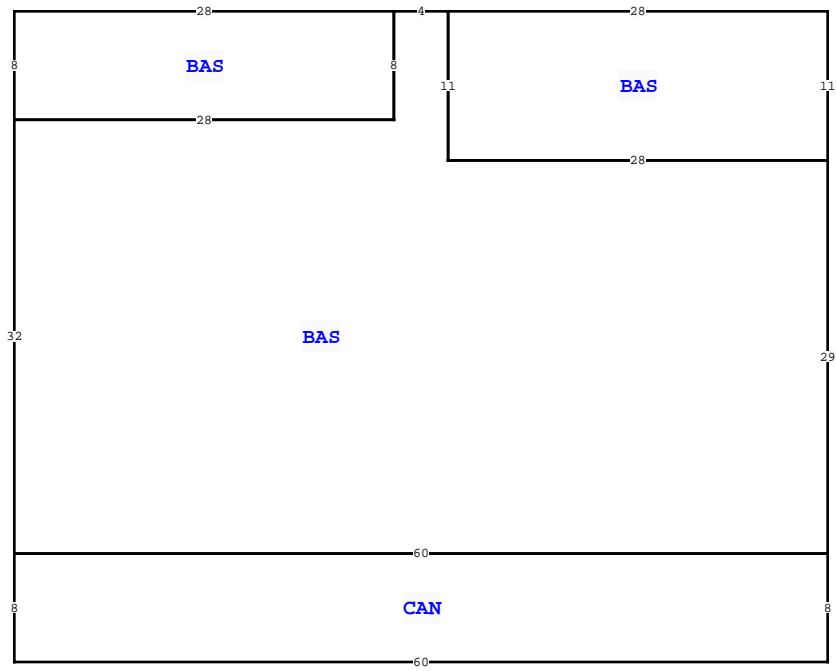
PREMIER BUILT, LLC  
794 SW MANDIBA DR  
LAKE CITY, FL 32024

**2026**

07-4S-17-08126-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	80
Exterior Wall	19	COMMON BRK	20
Roof Structure	09	RIDGE FRME	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPK	100
Ceiling	02	F.NOT SUS	100
Air Condition	06	ENG CENTRL	100
Heating Type	09	ENG F AIR	100
Fixtures		3	100
Frame	03	MASONRY	100
Story Height		8	100
RMS		3	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Quality	05	05	
DOR CODE	1100 STORES/1 STORY		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	7417.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	224	100	
BAS	308	100	
BAS	1,868	100	
CAN	480	30	
TOTALS	2,880		

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%	- 0									Heated Area: 2400 HX Base Yr	



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	1
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 1	Tax Dist:			
BUILDING MARKET VALUE	117,813			
TOTAL MARKET OB/XF VALUE	6,800			
TOTAL LAND VALUE - MARKET	156,060			
TOTAL MARKET VALUE	280,673			
SOH/AGL Deduction	4,482			
ASSESSED VALUE	276,191			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	276,191			
TOTAL JUST VALUE	280,673			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	251,083			

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1369/1332	9/24/2018	PR U	I	19		179,000
GRANTOR: GARY KENT SCAFF & ETA						
GRANTEE: PREMIER BUILT LLC						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/11/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= N11 W28 S11 E28\$ BAS= W28 N11 W4 BAS= W28 S8 E28 N8\$ S8 W28 S32 CAN= S8 E60 N8 W60\$ E60 N29\$.	

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	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
2	0260	PAVEMENT-A	0	0	150	55	UT	1.60	1.60	50	0	0	3	50	6,600	

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		00	231.00	156.00	31,212.00	SF		1.00	1.00	1.00	5.00	5.00	156,060							