

COMM SE COR OF NE1/4 OF SE1/4, R
FOR POB, CONT W 50 FT, N 191.34
FT, N 139.52 FT, W 538.98 FT TO

FAISAL MOHAMMAD A/FAISAL TAHMIDA FAISAL
P O BOX 3009
LAKE CITY, FL 32056

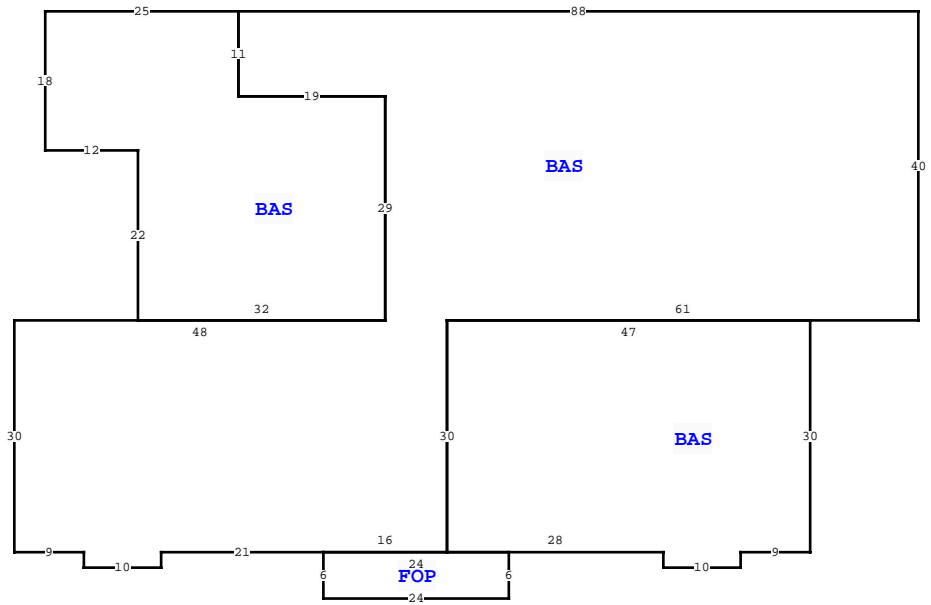
2026

07-4S-17-08130-003



BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	19	COMMON BRK	100		
Roof Structur	08	IRREGULAR	100		
Roof Cover	14	PREFIN MT	100		
Interior Wall	05	DRYWALL	70		
Interior Wall	08	DECORATIVE	30		
Interior Floor	14	CARPET	90		
Interior Floor	15	HARDTILE	10		
Ceiling	01	FIN.SUSPD	100		
Air Condition	06	ENG CENTRL	100		
Heating Type	09	ENG F AIR	100		
Fixtures		37	100		
Frame	02	WOOD FRAME	100		
Story Height		12	100		
RMS		0	100		
Stories	1.	1.	100		
Units		0	100		
Condition Adj	03	03	100		
Quality	05	05			
DOR CODE	1900 PROFESS SVC/BLD				
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	7417.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,287	100		1,287	67,699
BAS	1,430	100		1,430	75,221
BAS	4,669	100		4,669	245,599
FOP	144	30		43	2,262
TOTALS	7,530			7,429	390,780

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	OFFICE MED	0%	- 2026								
Heated Area: 7386						HX Base Yr					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			949,451
TOTAL MARKET OB/XF VALUE			62,118
TOTAL LAND VALUE - MARKET			46,920
TOTAL MARKET VALUE			1,058,489
SOH/AGL Deduction			0
ASSESSED VALUE			1,058,489
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			1,058,489
TOTAL JUST VALUE			1,058,489
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			1,088,270
SALE:2:1: 4.08 ACRES - SOLD 2.04 TO WEIZENECKER			
PERMIT NUM			
DESCRIPTION			
AMT			
ISSUED			
000053904	Electrical Servic		08/26/2025
000044349	Roof Replacement	59,900	05/04/2022
27863	COMMERCIAL	2,175	06/08/2009
27813	COMMERCIAL	518	05/14/2009
14853	REMODEL	305	12/15/1998
12018	COMMERCIAL	1,025	01/08/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1553/1643	11/05/2025	WD	U	I	11	100
GRANTOR: FAISAL FAMILY LTD PAR						
GRANTEE: FAISAL MOHAMMAD A						
0845/1220	9/08/1997	WD	Q	V	03	21,700
GRANTOR: KAZI FAISAL						
GRANTEE: FAISAL FAMILY LIMIT						

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	2,300.00	UT	1.50	1.50	100	1997	1997	3	100	3,450	
2	0260	PAVEMENT-A	0	0	0	0	18,153.00	UT	0.90	0.90	100	0	0	3	100	16,338	
3	0166	CONC, PAVMT	0	0	0	0	2,394.00	UT	2.25	2.25	100	2009	2009	3	100	5,387	
4	0260	PAVEMENT-A	0	0	0	0	23,027.00	UT	1.60	1.60	100	2009	2009	3	100	36,843	
5	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	100	

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	1900	C	PROF BLDG	0		CI	0.00	0.00	2.04	AC		1.00	1.00	1.00	23,000.00	23,000.00	46,920							

