

COMM NW COR OF NW1/4 OF NW1/4, R  
S R/W OF MCFARLANE AVE, RUN E AL  
TO W R/W US-41, S ALONG R/W 425

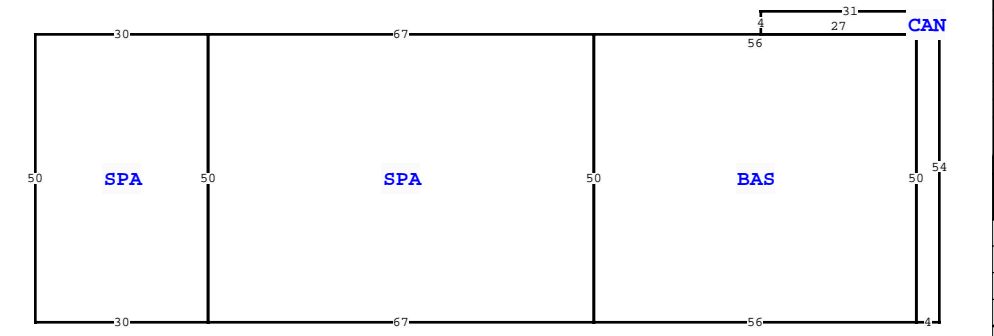
SUMMERALL HOLDINGS LLC/TEEKO GRAPHICS INC  
1468 SW MAIN BLVD, STE 105 #206  
LAKE CITY, FL 32025

**2026**

08-4S-17-08178-000

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	25 MOD METAL 90
Exterior Wall	28 GLASS THRM 10
Roof Structure	04 WOOD TRUSS 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	07 CORK/VTILE 100
Ceiling	02 F.NOT SUS 100
Air Condition	06 ENG CENTRL 100
Heating Type	09 ENG F AIR 100
Fixtures	3 100
Frame	05 STEEL 100
Story Height	18 100
RMS	0 100
Stories	1. 1. 100
Units	0 100
Condition Adj	03 03 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
8800	04	7,020	121.2960	54.58	383,152	1965	1997	0	0	40.00	60.00



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		1
VALUATION BY	Tax Group: 1	STANDARD
BUILDING MARKET VALUE	Tax Dist:	229,891
TOTAL MARKET OB/XF VALUE		39,988
TOTAL LAND VALUE - MARKET		217,178
TOTAL MARKET VALUE		487,057
SOH/AGL Deduction		0
ASSESSED VALUE		487,057
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		487,057
TOTAL JUST VALUE		487,057
NCON VALUE		5,500
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		473,309

Quality	05 05				
DOR CODE	4817 WHSE STORAGE/OFFICE				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	8417.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,800	100		2,800	91,694
CAN	324	30		97	3,176
SPA	1,500	85		1,275	41,754
SPA	3,350	85		2,848	93,266
TOTALS	7,974			7,020	229,891

1 PREF M B R 0% - 0		Heated Area: 6923		HX Base Yr	
BLD DATE		LGL DATE		05/12/2026 MLU	
XF DATE		LAND DATE			
INC DATE		AG DATE			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16-1120	COMMERCIAL	0	11/04/2016
13-0257	MAINT/ALTR	50	06/13/2013
1587	REMODEL	135	03/02/2010
1333	ADDN COMM	257	08/10/1998

SALE: 3:1: HONDA MOTORS  
PRMT: 1:1: ADDITIONAL SERVICE BAYS ON REAR OF BLDG  
LAND: 1:1: OWNS ADJACENT PRCL

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1323/0541	9/27/2016	WD Q	Q	I	01	437,000

GRANTOR: ARTHUR WALTON COWARD  
GRANTEE: SUMMERALL HOLDINGS  
1301/1959 9/24/2015 QC U I 11 100  
GRANTOR: ARTHUR W COWARD  
GRANTEE: ARTHUR WALTON COWARD

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0260	PAVEMENT-A	0	0	0	0	37,500.00	UT	0.90	0.90	100
2	0166	CONC, PAVMT	0	0	0	0	292.00	UT	1.50	1.50	100
3	0296	SHED METAL	0	0	6	8	1.00	UT	0.00	0.00	100
4	0140	CLFENCE 6	0	0	0	0	450.00	UT	8.00	8.00	100
5	0070	CARPORT UF	0	0	0	0	1.00	UT	800.00	800.00	100
6	0294	SHED WOOD/	0	0	0	0	1.00	UT	500.00	500.00	100
7	0253	LIGHTING	0	0	0	0	6.00	UT	100.00	100.00	100

TOTAL OB/XF											
39,988											

**BUILDING NOTES**

**BUILDING DIMENSIONS**  
BAS= W56 SPA= W67 SPA= W30 S50 E30 N50\$ S50 E67 N50\$ S50 E56  
CAN= E4 N54 W31 S4 E27 S50\$ N50\$.

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	1117	C	STORE/OFFICE	0		CI	350.00	321.00	112,820.00	SF		1.00	1.00	0.70	2.75	1.93	217,178							