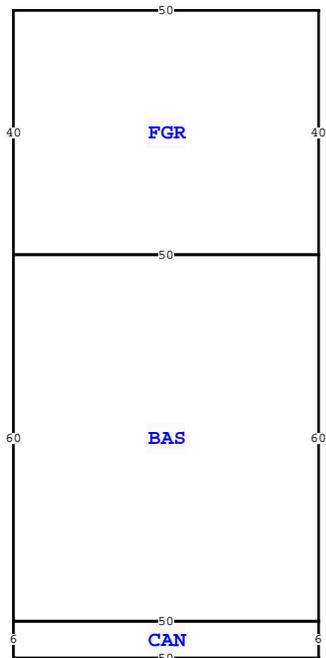


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	25	MOD METAL	100
Roof Structur	10	STEEL FRME	100
Roof Cover	12	MODULAR MT	100
Interior Wall	04	PLYWOOD	100
Interior Floor	07	CORK/VTILE	50
Interior Floor	14	CARPET	50
Ceiling	01	FIN.SUSPD	100
Air Condition	06	ENG CENTRL	100
Heating Type	09	ENG F AIR	100
Plumbing		4	100
Frame	05	STEEL	100
Story Height		12	100
RMS		4	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Quality	05	05	
DOR CODE	1700 OFFICE BLD 1STY		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	8417.0200 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	3,000	100	
CAN	300	30	
FGR	2,000	70	
TOTALS	5,300		
TOTALS		4,490	155,174

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
8800	06	4,490	119.9950	57.60	258,624	1985	1985	0	0	40.00	60.00		
1 PREF M B R 0% - 0 Heated Area: 3000 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			155,174
TOTAL MARKET OB/XF VALUE			4,659
TOTAL LAND VALUE - MARKET			74,976
TOTAL MARKET VALUE			234,809
SOH/AGL Deduction			0
ASSESSED VALUE			234,809
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			234,809
TOTAL JUST VALUE			234,809
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			216,780

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1268/1240	1/17/2014	WD	U	I	12	225,300
GRANTOR: TD BANK NA						
GRANTEE: FINLEY M & DEBORAH						
1232/1800	3/21/2012	CT	U	I	18	100
GRANTOR: CLERK OF COURT (BERRY)						
GRANTEE: TD BANK NA						

EXTRA FEATURES		2779 SW MAIN BLVD, LAKE CITY															
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	8,800.00	UT	0.59	0.59	40	0	0	3	40	2,059	
2	0140	CLFENCE	6	0	0	0	1.00	UT	2,500.00	2,500.00	50	0	0	3	50	1,250	
3	0166	CONC,PAVMT	0	0	0	0	1,350.00	UT	2.00	2.00	50	0	0	3	50	1,350	

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

BUILDING NOTES													

BUILDING DIMENSIONS													
FGR= W50 S40 BAS= S60 CAN= S6 E50 N6 W50\$ E50 N60 W50\$ E50 N40\$.													

LAND DESCRIPTION														TOTAL OB/XF 4,659										
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	1700	C	1STORY OFF	0		CI	153.00	285.00	44,430.00	SF		1.00	1.00	0.75	2.25	1.69	74,976							