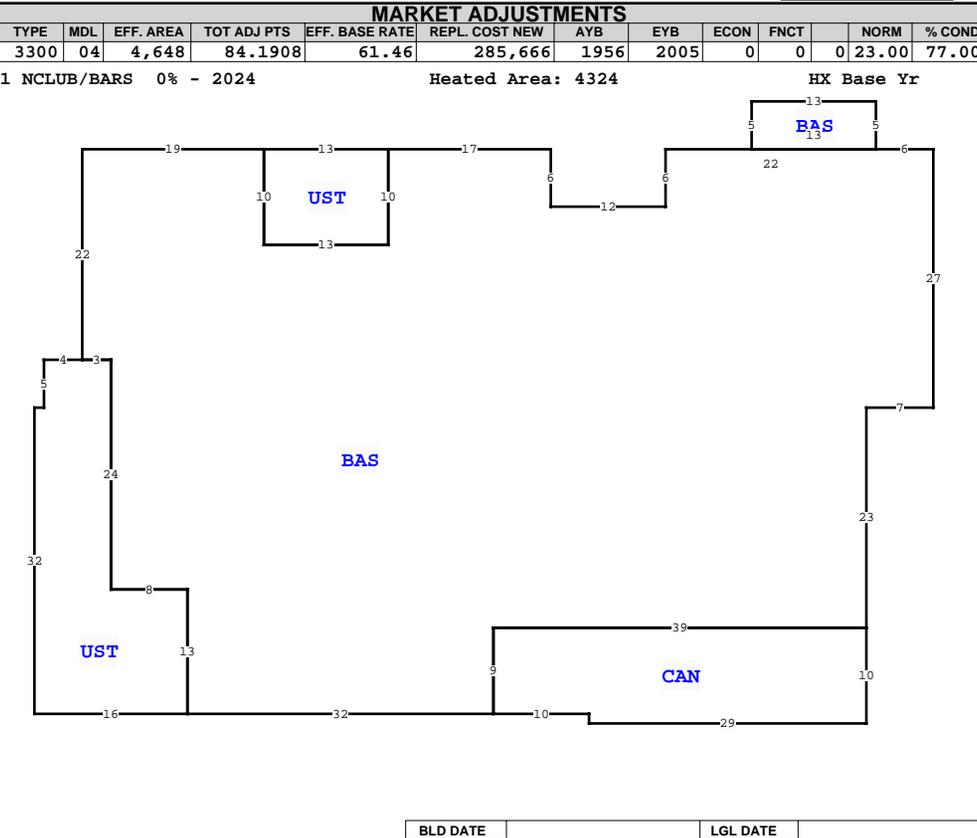




ELEMENT		CD	CONSTRUCTION		
Exterior Wall	17	MSNRY	STUC	70	
Exterior Wall	15	CONC	BLOCK	30	
Roof Structure	04	WOOD	TRUSS	100	
Roof Cover	03	COMP	SHNGL	50	
Roof Cover	12	MODULAR	MT	50	
Interior Wall	05	DRYWALL		100	
Interior Floor	06	VINYL	ASB	80	
Interior Floor	12	HARDWOOD		20	
Ceiling	02	F.NOT	SUS	100	
Air Condition	06	ENG	CENTRL	100	
Heating Type	09	ENG	F AIR	100	
Fixtures		8		100	
Frame	02	WOOD	FRAME	100	
Story Height		10		100	
RMS		3		100	
Stories	1.	1.		100	
Units		0		100	
Condition Adj	03	03		100	
Quality	05	05			
DOR CODE	3300 NIGHTCLUB/BARS				
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	17417.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	65	100		65	3,076
BAS	4,259	100		4,259	201,554
CAN	380	30		114	5,395
UST	130	40		52	2,461
UST	395	40		158	7,477
TOTALS	5,229			4,648	219,963



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2	
VALUATION BY				STANDARD		
Tax Group: 2				Tax Dist:		
BUILDING MARKET VALUE				219,963		
TOTAL MARKET OB/XF VALUE				7,604		
TOTAL LAND VALUE - MARKET				68,607		
TOTAL MARKET VALUE				296,174		
SOH/AGL Deduction				0		
ASSESSED VALUE				296,174		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				296,174		
TOTAL JUST VALUE				296,174		
NCON VALUE				0		
INCOME VALUE				0		
PREVIOUS YEAR MKT VALUE				289,513		
SALE:2:1: PERSONAL PROPERTY INCLUDED IN SALE						
SALE:1:1: ON 41 SOUTH						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
12702	COMMERCIAL	50	06/26/1997			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1500/1443	10/10/2023	WD	U	I	35	400,000
GRANTOR: COWBOYS NIGHT CLUB, I						
GRANTEE: ON CUE BILLIARDS LL						
1444/1182	8/05/2021	WD	U	I	35	300,000
GRANTOR: HARRINGTON HOLDINGS L						
GRANTEE: COWBOYS NIGHT CLUB,						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W6 BAS= N5 W13 S5 E13\$ W22 S6 W12 N6 W17 UST= W13 S10 E13 N10\$ S10 W13 N10 W19 S22 UST= W4 S5 W1 S32 E16 N13 W8 N24 W3\$ E3 S24 E8 S13 E32 CAN= E10 S1 E29 N10 W39 S9\$ N9 E39 N23 E7 N27\$.						

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	1.00	UT	0.00	0.00	100	2003	2003	3	100	5,000	
2	0253	LIGHTING	0	0	0	6.00	UT	100.00	100.00	100	1993	1993	3	100	600	
3	0294	SHED WOOD/	0	0	8	112.00	UT	4.50	4.50	100	1993	1993	3	100	504	
4	0166	CONC, PAVMT	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,500	
TOTAL OB/XF 7,604																

LAND DESCRIPTION		TOTAL OB/XF														7,604								
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	3300	C	NIGHT CLUB	0			0.00	0.00	39,204.00	SF		1.00	1.00	1.00	1.75	1.75	68,607							