COMM NE COR OF SW1/4, RUN S 1157
POB, CONT S 1059.99 FT TO NE R/W
RUN NW ALONG R/W 1306.88 FT, NE

REDBUD ENTERPRISES INC
P O BX 1118
LAKE CITY, FL 32056-1118

2026

18-3S-17-05048-008

BUILDING CHARACTERISTICS

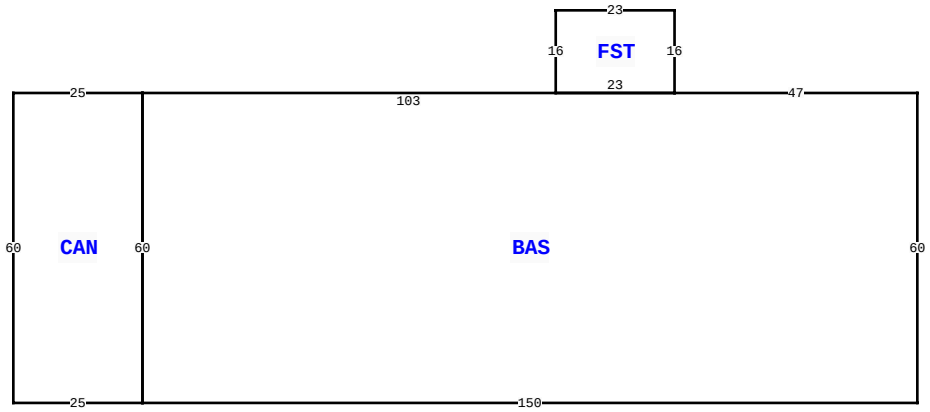
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	10	STEEL FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Ceiling	03	PART.FIN. 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Plumbing		4 100
Frame	05	STEEL 100
Story Height		16 100
RMS		2 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	4100	LIGHT MANUFACTURE
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	18317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	9,000	100		9,000	259,736
CAN	1,500	30		450	12,987
FST	368	70		258	7,446
TOTALS	10,868			9,708	280,169

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8700	06	9,708	93.6936	37.48	363,856	2005	2005	0	0	0	23.00	77.00

1 PREF M B A 0% - 0 Heated Area: 9000 HX Base Yr



1435 NW COUNTY ROAD 25A , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/09/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 3 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	433,548
TOTAL MARKET OB/XF VALUE	57,230
TOTAL LAND VALUE - MARKET	102,450
TOTAL MARKET VALUE	593,228
SOH/AGL Deduction	0
ASSESSED VALUE	593,228
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	593,228
TOTAL JUST VALUE	593,228
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	581,416

LAND:1:1: ZONING STILL A-1 AS OF 8-27-97

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22671	COMMERCIAL	655	01/06/2005
22538	COMMERCIAL	388	11/24/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0912/0111	10/06/2000	WD	Q	V		80,000
GRANTOR: BROWNLEE SEED & FEED						
GRANTEE: REDBUD ENTERPRISES						
0833/0703	1/08/1997	WD	U	V	35	36,000
GRANTOR: GEORGE L & SANDRA T D						
GRANTEE: BROWNLEE SEED & FEE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W47 FST= N16 W23 S16 E23$ W103 CAN= W25 S60 E25 N60$ S60 E150 N60$.

EXTRA FEATURES

LN	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	6,900.00	UT	2.50	2.50	100	2005	2005	3	100	17,250	
2	0140	CLFENCE 6	0	0	0	0	2,560.00	UT	8.00	8.00	100	2005	2005	3	100	20,480	
3	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	500	
4	0040	BARN,POLE	0	0	40	95	3,800.00	UT	5.00	5.00	100	2011	2011	3	100	19,000	

LAND DESCRIPTION

TOTAL OB/XF 57,230

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	4100	C	LIGHT MFG	0		A-1	0.00	0.00	13.66	AC		1.00	1.00	1.00	7,500.00	7,500.00	102,450							

REVIEW DATE 08/18/2015 BY DF Total Acres: 13.66 Total Land Value: 102,450 Market: 0 Agricultural: 0 Common: 102,450 PRINTED 05/08/2026 BY SYS

COMM NE COR OF SW1/4, RUN S 1157
POB, CONT S 1059.99 FT TO NE R/W
RUN NW ALONG R/W 1306.88 FT, NE

REDBUD ENTERPRISES INC
P O BX 1118
LAKE CITY, FL 32056-1118

2026

18-3S-17-05048-008

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05

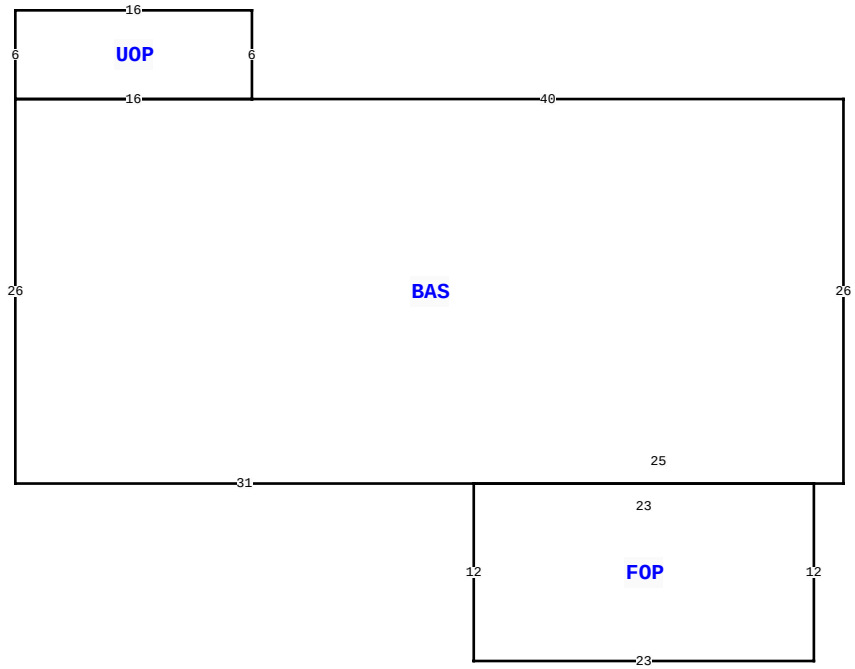
DOR CODE	4100	LIGHT MANUFACTURE	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	18317.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,456	100		1,456	95,327
FOP	276	35		97	6,351
UOP	96	25		24	1,571
TOTALS	1,828			1,577	103,249

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,577	124.0000	119.04	187,726	2005	2005	0	0	0	45.00	55.00

2 MANUF 1 0% - 0 Heated Area: 1456 HX Base Yr



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1435 NW COUNTY ROAD 25A , LAKE CITY

COLUMBIA COUNTY PROPERTY

PAGE 2 of 3 2

VALUATION SUMMARY

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Tax Group: 2	Tax Dist:
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ASSESSED VALUE	593,228
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	593,228
TOTAL JUST VALUE	593,228
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	581,416

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0912/0111	10/06/2000	WD	Q	V		80,000
GRANTOR: BROWNLEE SEED & FEED						
GRANTEE: REDBUD ENTERPRISES						
0833/0703	1/08/1997	WD	U	V	35	36,000
GRANTOR: GEORGE L & SANDRA T D						
GRANTEE: BROWNLEE SEED & FEE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 UOP= N6 W16 S6 E16$ W16 S26 E31 FOP= S12 E23 N12 W23$ E25 N26$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 08/18/2015 BY DF Total Acres: 13.66 Total Land Value: 102,450 Market: 0 Agricultural: 0 Common: 102,450 PRINTED 05/08/2026 BY SYS

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REDBUD ENTERPRISES INC
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LAKE CITY, FL 32056-1118

2026

18-3S-17-05048-008

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	09	RIDGE FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Ceiling	04	NONE 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Plumbing		0 100
Frame	05	STEEL 100
Story Height		16 100
RMS		0 100
Stories	1.	1. 100
Units		0 100
Quality	01	01

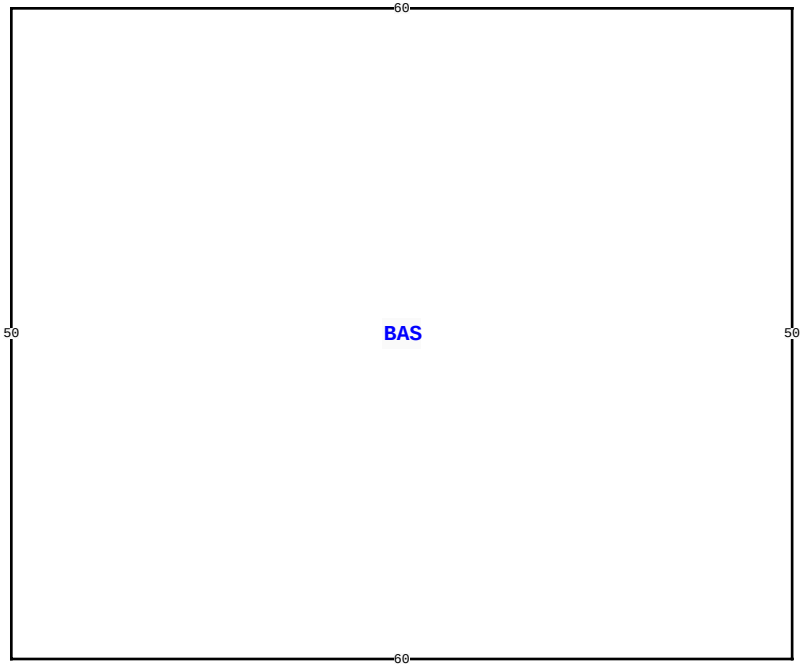
DOR CODE	4100	LIGHT MANUFACTURE	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	18317.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,000	100		3,000	50,130
TOTALS	3,000			3,000	50,130

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8700	06	3,000	69.6150	27.85	83,550	1993	1993	0	0	0	40.00	60.00

3 PREF M B A 0% - 0 Heated Area: 3000 HX Base Yr



1435 NW COUNTY ROAD 25A , LAKE CITY

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COLUMBIA COUNTY PROPERTY

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TOTAL JUST VALUE	593,228
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INCOME VALUE	
PREVIOUS YEAR MKT VALUE	581,416

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GRANTOR: GEORGE L & SANDRA T D						
GRANTEE: BROWNLEE SEED & FEE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W60 S50 E60 N50$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 08/18/2015 BY DF Total Acres: 13.66 Total Land Value: 102,450 Market: 0 Agricultural: 0 Common: 102,450 PRINTED 05/08/2026 BY SYS