

BEG NW COR OF SWL/4 OF NE1/4,
 RUN E ALONG S R/W JOHNSON ST
 425.47 FT, SE 86.10 FT, CONT

ANDERSON COLUMBIA CO INC
 ATLASTAX, P O BOX 38
 OLD TOWN, FL 32680

2026

19-3S-17-05123-000



ELEMENT	CD	CONSTRUCTION
Exterior Wall	27	PREFIN MTL 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	03	FORCED AIR 100
Plumbing		2 100
Frame	05	STEEL 100
Story Height		14 100
RMS		4 100
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
8700	06	3,360	135.2000	51.38	172,637	1964	1964	0	0	40.00	60.00

3 PREF M B A 0% - 0 Heated Area: 2550 HX Base Yr

COLUMBIA COUNTY PROPERTY		PAGE 1 of 13	2
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	3,298,766		
TOTAL MARKET OB/XF VALUE	429,323		
TOTAL LAND VALUE - MARKET	813,279		
TOTAL MARKET VALUE	4,541,368		
SOH/AGL Deduction	0		
ASSESSED VALUE	4,541,368		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	4,541,368		
TOTAL JUST VALUE	4,541,368		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	4,574,696		
PRMT:4:1: FUEL SYSTEM CANOPY			
SALE:1:1: TRANFERRING TO BUSINESS NAME/ INCL # 051			
XFOB:1:1: NO RP PAPER ON FILE			

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,550	100		2,550	78,611
CAN	765	30		230	7,090
CAN	1,935	30		580	17,880
TOTALS	5,250			3,360	103,582

QUALITY	DOR CODE	MAP NUM	NEIGHBORHOOD/LOC
05 05	4200	HEAVY INDUSTRIAL	19317.00 1.00/

834 NW JOHNSON ST, LAKE CITY

BLD DATE	LGL DATE
06/23/2021	MLU

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048945	Remodel	4,900	01/03/2024
000047747	Storage Building	12,185	07/25/2023
39791	DEMOLISH	0	05/18/2020
38349	INDUSTRIAL	425	07/12/2019
37777	INDUSTRIAL	15,304	02/21/2019
26127	INDUSTRIAL	175	08/14/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0839/1262	5/14/1997	WD	U	I	14	1,452,000

GRANTOR: JOE H ANDERSON JR
 GRANTEE: ANDERSON-COLUMBIA
 0515/0618 8/01/1983 WD Q I 200,000
 GRANTOR:
 GRANTEE:

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	0296	SHED METAL	0 0	12 16	192.00	UT	10.00	10.00	100	0	0	3	100	1,920	
2	0260	PAVEMENT-A	0 0	0 0	1.00	UT	0.00	0.00	100	0	0	3	100	64,600	
3	0140	CLFENCE 6	0 0	0 0	1.00	UT	0.00	0.00	100	0	0	3	100	5,000	
4	9945	Well/Sept	0 0	0 0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0166	CONC, PAVMT	0 0	0 0	329.00	UT	1.50	1.50	100	1995	1995	3	100	494	
6	0260	PAVEMENT-A	0 0	69 90	6,210.00	UT	0.90	0.90	100	1995	1995	3	100	5,589	
7	0166	CONC, PAVMT	0 0	4 160	1.00	UT	0.00	0.00	100	1995	1995	3	100	2,400	
8	0294	SHED WOOD/	0 0	0 0	1.00	UT	0.00	0.00	100	0	0	3	100	2,000	
9	0030	BARN, MT	0 0	30 35	1,050.00	UT	16.00	16.00	50	0	0	3	50	8,400	
10	0166	CONC, PAVMT	0 0	0 0	294.00	UT	1.50	1.50	100	1996	1996	3	100	441	

EXTRA FEATURES															
834 NW JOHNSON ST, LAKE CITY															
TOTAL OB/XF 97,844															

BUILDING NOTES															
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BUILDING DIMENSIONS															
BAS=[ORIG=0,0] W85 S30 E85 N30 \$															
CAN=[ORIG=-85,30] S9 E85 N9 W85 \$															
CAN=[ORIG=15,0] E43 S45 W43 N45 \$															

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	4200	C	HEAVY MFG	0		I	0.00	0.00	100.37	AC		1.00	1.00	1.00	8,000.00	8,000.00	802,960							
2	4200	C	HEAVY MFG	0		I	0.00	0.00	1.00	AC		1.00	1.00	1.00	8,000.00	8,000.00	8,000							
3	9600	C	WASTELAND	0		00	0.00	0.00	13.25	AC		1.00	1.00	1.00	175.00	175.00	2,319							

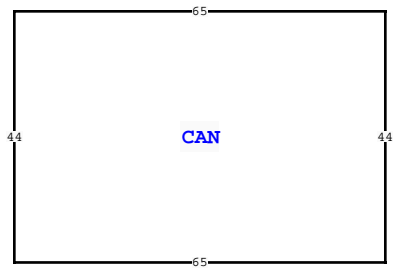
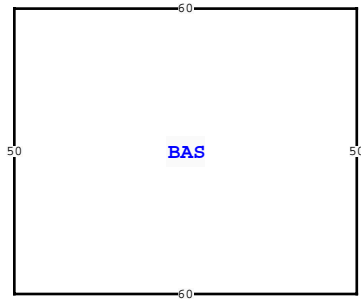
BEG NW COR OF SW1/4 OF NE1/4,
 RUN E ALONG S R/W JOHNSON ST
 425.47 FT, SE 86.10 FT, CONT

ANDERSON COLUMBIA CO INC
 ATLASTAX, P O BOX 38
 OLD TOWN, FL 32680

2026

19-3S-17-05123-000


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	27	PREFIN MTL	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		14	100
RMS		2	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Quality	05	05	
DOR CODE	4200	HEAVY INDUSTRIAL	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	19317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	3,000	100	
CAN	2,860	30	
TOTALS	5,860		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
4	PREF M B A	0%	- 0		195,176	1964	1964	0	0	40.00	60.00	
			Heated Area: 3000						HX Base Yr			
												
												
BLD DATE XF DATE INC DATE												
LGL DATE LAND DATE AG DATE												
06/23/2021 MLU												

COLUMBIA COUNTY PROPERTY		PAGE 2 of 13	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		3,298,766	
TOTAL MARKET OB/XF VALUE		429,323	
TOTAL LAND VALUE - MARKET		813,279	
TOTAL MARKET VALUE		4,541,368	
SOH/AGL Deduction		0	
ASSESSED VALUE		4,541,368	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		4,541,368	
TOTAL JUST VALUE		4,541,368	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		4,574,696	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23358	INDUSTRIAL	359	07/07/2005
22392	INDUSTRIAL	410	10/15/2004
14470	INDUSTRIAL	125	08/31/1998
13477	INDUSTRIAL	75	01/08/1998
9464	INDUSTRIAL	250	03/16/1995
9465	INDUSTRIAL	295	03/16/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0839/1262	5/14/1997	WD	U	I	14	1,452,000
GRANTOR: JOE H ANDERSON JR						
GRANTEE: ANDERSON-COLUMBIA						
0515/0618	8/01/1983	WD	Q	I		200,000
GRANTOR:						
GRANTEE:						

EXTRA FEATURES		834 NW JOHNSON ST, LAKE CITY	
L N	OB/XF CODE	DESCRIPTION	BLD CAP
11	0040	BARN, POLE	0 0 30 150
12	0260	PAVEMENT-A	0 0 0 0
13	0260	PAVEMENT-A	0 0 0 0
14	0166	CONC, PAVMT	0 0 0 0
15	0166	CONC, PAVMT	0 0 0 0
16	0294	SHED WOOD/	0 0 20 20
17	0260	PAVEMENT-A	0 0 0 0
18	0283	RR SPUR	0 0 0 0
19	0060	CARPORT F	0 0 28 30
20	0166	CONC, PAVMT	0 0 70 5

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
11	0040	BARN, POLE	0	0	30	150	UT	5.00	5.00	50	1996	1996	3	50	11,250	
12	0260	PAVEMENT-A	0	0	0	0	UT	0.00	0.00	100	1996	1996	3	100	25,000	
13	0260	PAVEMENT-A	0	0	0	0	UT	0.00	0.00	100	0	0	3	100	19,000	
14	0166	CONC, PAVMT	0	0	0	0	UT	1.50	1.50	100	1998	1998	3	100	746	
15	0166	CONC, PAVMT	0	0	0	0	UT	1.50	1.50	100	1998	1998	3	100	2,213	
16	0294	SHED WOOD/	0	0	20	20	UT	6,000.00	6,000.00	100	2005	2005	3	100	6,000	
17	0260	PAVEMENT-A	0	0	0	0	UT	1.50	1.50	100	2005	2005	3	100	4,950	
18	0283	RR SPUR	0	0	0	0	UT	100.00	100.00	50	0	0	3	50	225,000	
19	0060	CARPORT F	0	0	28	30	UT	4.00	4.00	100	2008	2008	3	100	3,360	
20	0166	CONC, PAVMT	0	0	70	5	UT	2.00	2.00	100	2021	2020		100	700	

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

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

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W60 PTR=N20 CAN= N44 E65 S44 W65\$ S20\$ S50 E60 N50\$.	

BEG NW COR OF SW1/4 OF NE1/4,
 RUN E ALONG S R/W JOHNSON ST
 425.47 FT, SE 86.10 FT, CONT

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2026

19-3S-17-05123-000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	27	PREFIN MTL	100
Roof Structur	10	STEEL FRME	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	03	CONC FINSH	100
Ceiling	01	FIN.SUSPD	100
Air Condition	06	ENG CENTRL	100
Heating Type	09	ENG F AIR	100
Fixtures		4	100
Frame	05	STEEL	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	4200 HEAVY INDUSTRIAL		
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	19317.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	900	100	
UST	160	40	
UST	200	40	
TOTALS	1,260		
			1,044
			77,430

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
15	OFFICE LOW	0%	0									
				Heated Area: 900				HX Base Yr				
<div style="display: flex; justify-content: space-around;"> <div style="border: 1px solid black; width: 200px; height: 200px; position: relative;"> 30 30 BAS </div> <div style="border: 1px solid black; width: 100px; height: 100px; position: relative;"> 20 20 UST </div> <div style="border: 1px solid black; width: 100px; height: 100px; position: relative;"> 20 20 UST </div> </div>												
				BLD DATE				LGL DATE				
				XF DATE				LAND DATE				
				INC DATE				AG DATE				
				834 NW JOHNSON ST, LAKE CITY				06/23/2021 MLU				

COLUMBIA COUNTY PROPERTY		PAGE 11 of 13	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			3,298,766
TOTAL MARKET OB/XF VALUE			429,323
TOTAL LAND VALUE - MARKET			813,279
TOTAL MARKET VALUE			4,541,368
SOH/AGL Deduction			0
ASSESSED VALUE			4,541,368
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			4,541,368
TOTAL JUST VALUE			4,541,368
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			4,574,696

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0839/1262	5/14/1997	WD	U	I	14	1,452,000
GRANTOR: JOE H ANDERSON JR						
GRANTEE: ANDERSON-COLUMBIA						
0515/0618	8/01/1983	WD	Q	I		200,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W30 S30 E30 N30 \$	
UST=[ORIG=10,30] N10 E20 S10 W20 \$	
UST=[ORIG=10,14] N8 E20 S8 W20 \$	
PTR=[ORIG=0,30] E10 W10 \$	

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												
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	

BEG NW COR OF SW1/4 OF NE1/4,
 RUN E ALONG S R/W JOHNSON ST
 425.47 FT, SE 86.10 FT, CONT

ANDERSON COLUMBIA CO INC
 ATLASTAX, P O BOX 38
 OLD TOWN, FL 32680

2026

19-3S-17-05123-000



ELEMENT		CD	CONSTRUCTION		
Exterior Wall	16	WD	FR	STUC 50	
Exterior Wall	27	PREFIN	MTL	50	
Roof Structure	10	STEEL	FRME	100	
Roof Cover	14	PREFIN	MT	100	
Interior Wall	05	DRYWALL		100	
Interior Floor	13	LAM/VNLPLK		100	
Ceiling	01	FIN.SUSPD		100	
Air Condition	06	ENG	CENTRL	100	
Heating Type	09	ENG	F AIR	100	
Fixtures			23	100	
Frame	05	STEEL		100	
Story Height			14	100	
RMS			40	100	
Stories	1.		1.	100	
Units			N/A	100	
Condition Adj	03		03	100	
Quality	07		07		
DOR CODE	4200	HEAVY INDUSTRIAL			
MAP NUM		MKT AREA		03	
NEIGHBORHOOD/LOC	19317.00		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	16,875	100		16,875	1,697,274
CAN	90	30		27	2,716
CAN	1,575	30		472	47,473
SFB	3,600	80		2,880	289,668
TOTALS	22,140			20,254	2,037,132

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
16	OFFICE LOW	0%	- 2021									
			Heated Area: 20475			HX Base Yr						

EXTRA FEATURES																
L	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												
L	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	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 12 of 13
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
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TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			4,541,368
TOTAL JUST VALUE			4,541,368
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			4,574,696

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0839/1262	5/14/1997	WD	U	I	14	1,452,000
GRANTOR: JOE H ANDERSON JR						
GRANTEE: ANDERSON-COLUMBIA						
0515/0618	8/01/1983	WD	Q	I		200,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[ORIG=40,-7] S38 S15 S64 E115 N60 E60 N57 W175												
SFB=[ORIG=155,50] E60 S60 W60 N60 SCAN=[ORIG=40,-16] E175 S9												
W175 N9 SCAN=[ORIG=34,31] E6 S15 W6 N15 \$.												

