COMM NE COR OF SE1/4, RUN S
302.2 FT TO S R/W SR-100, NW
ALONG R/W 136.5 FT FOR POB,

LUB EQUIPMENT OF LAKE CITY INC
PO BOX 220
LAKE CITY, FL 32056

2027

19-3S-17-05127-000

BUILDING CHARACTERISTICS

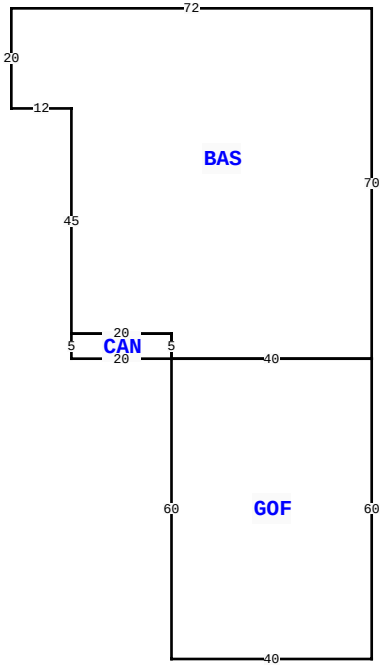
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 50
Exterior Wall	17	MSNRY STUC 50
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	03	CONC FINSH 100
Ceiling	03	PART.FIN. 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Plumbing		6 100
Frame	03	MASONRY 100
Story Height		14 100
RMS		7 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	4100	LIGHT MANUFACTURE
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	19317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	4,340	100		4,340	77,144
CAN	100	30		30	534
GOF	2,400	185		4,440	78,921
TOTALS	6,840			8,810	156,598

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8000	06	8,810	82.6650	35.55	313,196	1975	1975	0	0	0	50.00	50.00

1 MANUF LGHT 0% - 0 Heated Area: 6740 HX Base Yr



528 NW GUERDON ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/23/2021 MLU
INC DATE		AG DATE	

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	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,000	
2	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,000	
3	0215	HYDRA LEVE	0	0	0	0	4.00	UT	6,000.00	6,000.00	100	1989	1989	3	100	24,000	
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	1.00	UT	0.00	0.00	100	0	0	3	100	1,500	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 3 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	417,575
TOTAL MARKET OB/XF VALUE	36,500
TOTAL LAND VALUE - MARKET	43,807
TOTAL MARKET VALUE	497,882
SOH/AGL Deduction	0
ASSESSED VALUE	497,882
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	497,882
TOTAL JUST VALUE	497,882
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	497,882

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043124	Roof Replacement	34,077	11/08/2021
8227	STORAGE	18,000	04/05/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0658/0289	8/01/1988	WD	Q	I	02	112,500

GRANTOR: LOSEY GERALD ETAL

GRANTEE: LUB EQUIPMENT

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W72 S20 E12 S45 CAN= S5E20N5 W20$ E20 S5 E40 GOF= W40 S60 E40 N60$ N70$.

LAND DESCRIPTION

TOTAL OB/XF 36,500

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		I	0.00	0.00	4.80	AC		1.00	1.00	1.00	9,000.00	9,000.00	43,200							
2	9630	C	SWAMP	0		00	0.00	0.00	3.00	AC		1.00	1.00	1.00	175.00	175.00	525							
3	0000	C	VAC RES	0		00	0.00	0.00	3.30	AC		1.00	1.00	1.00	25.00	25.00	82							

REVIEW DATE 08/18/2015 BY DF Total Acres: 11.10 Total Land Value: 43,807 Market: 0 Agricultural: 0 Common: 43,807 PRINTED 11/16/2026 BY SYS

COMM NE COR OF SE1/4, RUN S
302.2 FT TO S R/W SR-100, NW
ALONG R/W 136.5 FT FOR POB,

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BUILDING CHARACTERISTICS

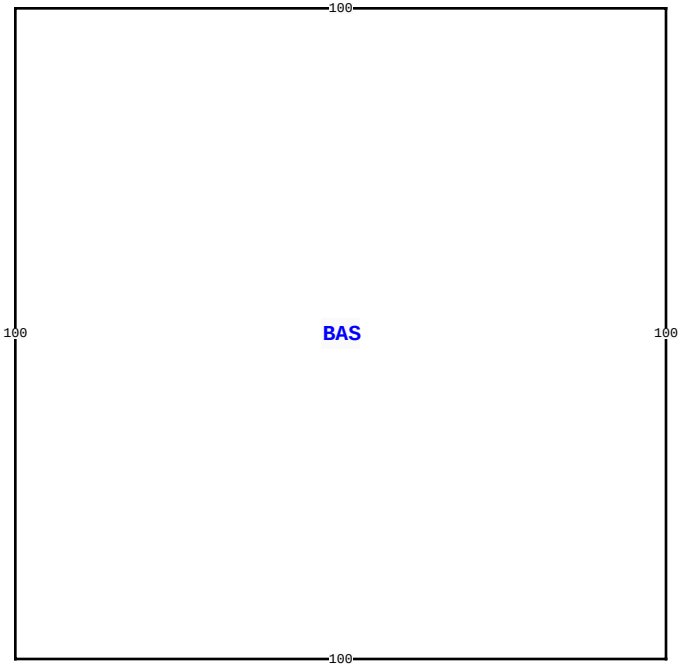
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 90
Exterior Wall	27	PREFIN MTL 10
Roof Structur	10	STEEL FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Ceiling	04	NONE 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Plumbing		3 100
Frame	05	STEEL 100
Story Height		20 100
RMS		1 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	4100	LIGHT MANUFACTURE
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	19317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	10,000	100		10,000	222,950
TOTALS	10,000			10,000	222,950

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8000	06	10,000	103.7035	44.59	445,900	1989	1989	0	0	0	50.00	50.00

2 MANUF LGHT 0% - 0 Heated Area: 10000 HX Base Yr



528 NW GUERDON ST, LAKE CITY

BLD DATE		LGL DATE	06/23/2021 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 3 2

VALUATION SUMMARY

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Tax Group: 2	Tax Dist:
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TOTAL MARKET VALUE	497,882
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ASSESSED VALUE	497,882
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	497,882
TOTAL JUST VALUE	497,882
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	497,882

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0658/0289	8/01/1988	WD	Q	I	02	112,500

GRANTOR: LOSEY GERALD ETAL

GRANTEE: LUB EQUIPMENT

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W100 S100 E100 N100$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 08/18/2015 BY DF Total Acres: 11.10 Total Land Value: 43,807 Market: 0 Agricultural: 0 Common: 43,807 PRINTED 11/16/2026 BY SYS

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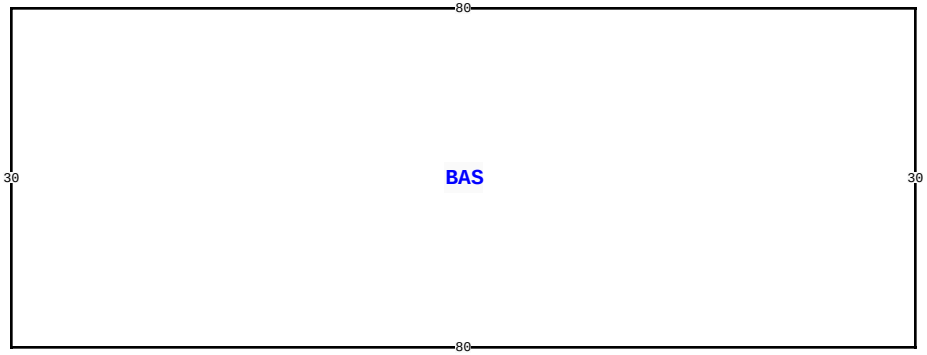
ELEMENT	CD	CONSTRUCTION
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Roof Structur	10	STEEL FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Ceiling	04	NONE 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Fixtures		4 100
Frame	05	STEEL 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 07
NEIGHBORHOOD/LOC	19317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,400	100		2,400	38,027
TOTALS	2,400			2,400	38,027

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8400	04	2,400	79.4283	30.18	72,432	1994	1994	0	0	0	47.50	52.50

3 WAREH STOR 0% - 0 Heated Area: 2400 HX Base Yr



528 NW GUERDON ST, LAKE CITY

BLD DATE		LGL DATE	06/23/2021 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 3 of 3 2

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INCOME VALUE	
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PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0658/0289	8/01/1988	WD	Q	I	02	112,500

GRANTOR: LOSEY GERALD ETAL

GRANTEE: LUB EQUIPMENT

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W80 S30 E80 N30$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 08/18/2015 BY DF Total Acres: 11.10 Total Land Value: 43,807 Market: 0 Agricultural: 0 Common: 43,807 PRINTED 11/16/2026 BY SYS