

COMM NW COR OF SE1/4 OF SW1/4, R
 FT TO E R/W OF US-441, RUN S ALO
 FT FOR POB, CONT S 193.28 FT, TO

JAYVEER LLC
 4066 NW WISTERIA DRIVE
 LAKE CITY, FL 32055

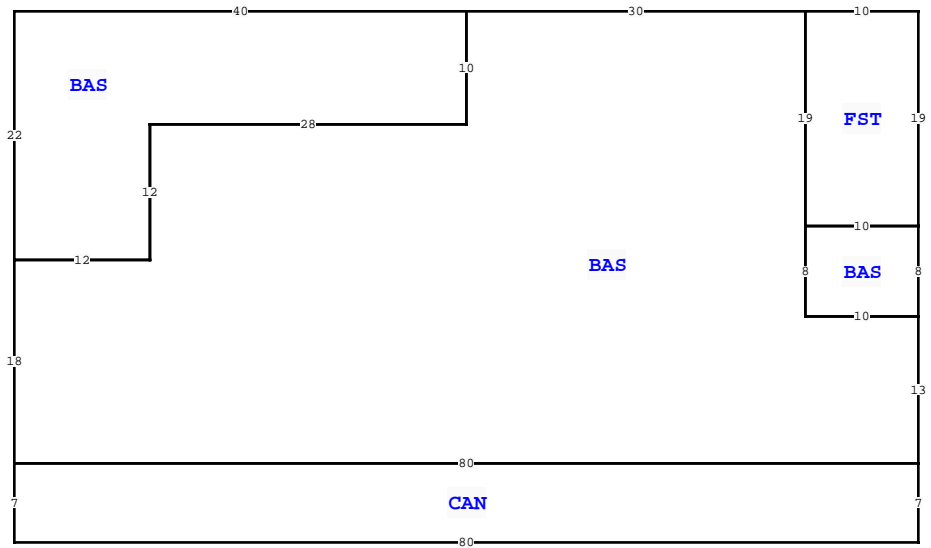
2026

20-3S-17-05341-000


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	15 CONC BLOCK 100
Roof Structur	09 RIDGE FRME 100
Roof Cover	04 BUILT-UP 100
Interior Wall	05 DRYWALL 100
Interior Floo	06 VINYL ASB 100
Ceiling	01 FIN.SUSPD 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Fixtures	6 100
Frame	03 MASONRY 100
Story Height	8 100
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	
4301	04	3,273	84.9056	61.13	200,078	1972	1972	0	0	50.00	50.00	

1 NBHD STORE 0% - 0 Heated Area: 3010 HX Base Yr



Quality					
DOR CODE	1100 STORES/1 STORY				
MAP NUM	MKT AREA				
NEIGHBORHOOD/LOC	20317.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	80	100		80	2,445
BAS	544	100		544	16,628
BAS	2,386	100		2,386	72,928
CAN	560	30		168	5,135
FST	190	50		95	2,904
TOTALS	3,760			3,273	100,039

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			100,039
TOTAL MARKET OB/XF VALUE			5,600
TOTAL LAND VALUE - MARKET			26,220
TOTAL MARKET VALUE			131,859
SOH/AGL Deduction			0
ASSESSED VALUE			131,859
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			131,859
TOTAL JUST VALUE			131,859
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			129,077

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33690	RECONNECT	0	01/11/2016
17267	COMMERCIAL	120	08/01/2000
10427	COMMERCIAL	94	11/09/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1263/1802	10/18/2013	WD	U	I	37	250,000
GRANTOR: S & S RENTALS LLC						
GRANTEE: JAYVEER LLC						
0970/2190	12/03/2002	WD	Q	I	02	100
GRANTOR: SIMPKINS & SHERIFF AS						
GRANTEE: S & S RENTALS LLC						

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
1	0260	PAVEMENT-A	0	0	80	60	1.00	UT 6,500.00	80	0	0	3	80	5,200	
2	0140	CLFENCE	6	0	0	0	1.00	UT 500.00	80	1993	1993	3	80	400	

TOTAL OB/XF													5,600
1521 N US HIGHWAY 441 , LAKE CITY													
BLD DATE		LGL DATE		XF DATE		LAND DATE		INC DATE		AG DATE			

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W30 BAS= W40 S22 E12 N12 E28 N10\$ S10 W28 S12 W12 S18 CAN= S7 E80 N7 W80\$ E80 N13 BAS= N8 W10 S8 E10\$ W10 N8 FST= E10 N19 W10 S19 \$ N19\$.	

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
1	1100	C	STORE 1FLR	0		00	0.00	0.00	34,960.00	SF		1.00	1.00	1.00	0.75	0.75	26,220							