



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	08	WD OR PLY 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	01	MINIMUM 100	
Interior Wall	04	PLYWOOD 100	
Interior Floor	14	CARPET 90	
Interior Floor	08	SHT VINYL 10	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		1 100	
Bathrooms		1 100	
Stories	1.	1. 100	
Architectural	01	CONV 100	
Units		0 100	
Condition Adj	03	03 100	
Kitchen Adjus	01	01 100	
Quality	03	03	
DOR CODE	3700 RACE TRACKS, ALL		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	21417.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	616	100	
TOTALS	616		13,027

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	0%	- 2023		32,568	1980	1980	0	0	60.00	40.00
				Heated Area: 616			HX Base Yr				
BLD DATE: 05/07/2026 MLU XF DATE: _____ INC DATE: _____											

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	33,566		
TOTAL MARKET OB/XF VALUE	55,030		
TOTAL LAND VALUE - MARKET	227,500		
TOTAL MARKET VALUE	316,096		
SOH/AGL Deduction	57,765		
ASSESSED VALUE	258,331		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	258,331		
TOTAL JUST VALUE	316,096		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	234,846		
LAND:1:1: COMMERCIAL PROP			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045206	Electrical Servic	10,000	08/17/2022
000045207	Electrical Servic	10,000	08/17/2022
000041839	Remodel	1,000	12/17/2021
15677	M H	125	06/22/1999
13451	M H	125	12/29/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1467/1556	5/09/2022	WD	U	I	37	700,000
GRANTOR: NFR HOLDINGS LLC						
GRANTEE: THROWDOWN INVESTMEN						
1074/1038	2/15/2006	WD	Q	I	01	24,400
GRANTOR: NEW LAKE CITY SPEEDWA						
GRANTEE: NFR HOLDINGS						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0294	SHED WOOD/	0	0	36	18	1.00	UT	0.00	0.00	100
2	0140	CLFENCE	6	0	0	0	1.00	UT	0.00	0.00	100
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100
4	0140	CLFENCE	6	0	0	0	1.00	UT	0.00	0.00	100
5	0140	CLFENCE	6	0	0	0	1.00	UT	0.00	0.00	100
6	0294	SHED WOOD/	0	0	27	22	1.00	UT	0.00	0.00	100
7	0211	GAS TANK	0	0	0	0	1.00	UT	0.00	0.00	100
8	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100
9	0044	BLEACHERS	0	0	240	34	8,160.00	UT	2.00	2.00	100
10	0040	BARN, POLE	0	0	42	96	4,032.00	UT	5.00	5.00	75

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
1	3700	C	RACE TRACK	0		00	0.00	0.00	25.00	AC	1.00
TOTALS											
55,030											

BUILDING NOTES											
BAS= W44 S14 E44 N14\$.											

BUILDING DIMENSIONS											
BAS= W44 S14 E44 N14\$.											

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	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	3700	C	RACE TRACK	0		00	0.00	0.00	25.00	AC	1.00	1.00	1.30	7,000.00	9,100.00	227,500							

