LOT 7 WINDSWEPT INDUSTRIAL S/D
UNIT 2. DESC AS FOLLOWS: COMM
AT NW COR OF LOT 4 WINDSWEPT

DO IT YOURSELF LETTERING INC
215 SW WINDSWEPT GLN
LAKE CITY, FL 32024

2027

24-4S-16-03120-107

BUILDING CHARACTERISTICS

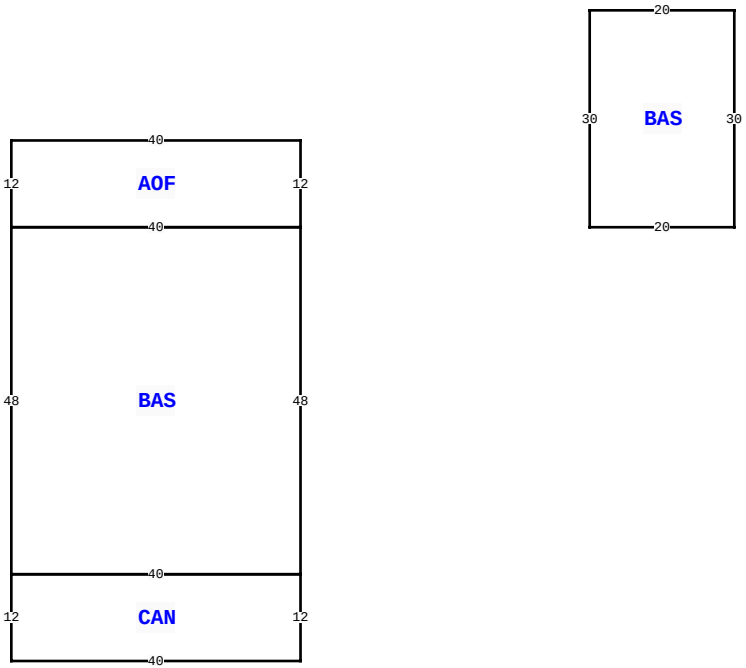
ELEMENT	CD	CONSTRUCTION
Exterior Wall	27	PREFIN MTL 100
Roof Structur	09	RIDGE FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	04	C ABOVE GD 100
Ceiling	03	PART.FIN. 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Plumbing		0 100
Frame	05	STEEL 100
Story Height		14 100
RMS		0 100
Stories	1.	1. 100
Units		0 100
Quality	05	05
DOR CODE	2500	REPAIR SERVICE
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	24416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	480	150		720	29,732
BAS	600	100		600	24,776
BAS	1,920	100		1,920	79,284
CAN	480	30		144	5,946
TOTALS	3,480			3,384	139,738

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8700	06	3,384	134.1600	50.98	172,516	2007	2007	0	0	0	19.00	81.00

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



214 SW WINDSWEPT GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	139,738
TOTAL MARKET OB/XF VALUE	2,942
TOTAL LAND VALUE - MARKET	80,600
TOTAL MARKET VALUE	223,280
SOH/AGL Deduction	0
ASSESSED VALUE	223,280
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	223,280
TOTAL JUST VALUE	223,280
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	223,280

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045708	Electrical Servic	0	10/18/2022
25409	COMMERCIAL	407	01/16/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1304/1292	11/16/2015	WD	Q	I	01	130,500
GRANTOR: NORTH FLORIDA TIRE &						
GRANTEE: DO IT YOURSELF LETT						
1051/2302	7/08/2005	WD	Q	V		61,900
GRANTOR: WINDSWEPT LAND TRUST						
GRANTEE: NORTH FLORIDA TIRE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 AOF= N12 E40 S12 W40$ S48 CAN= S12 E40 N12 W40$ E40 N48$ PTR= E40 BAS= E20 N30 W20 S30$ W40$.

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	551.00	UT	3.00	3.00	75	2007	2007	3	75	1,240	
2	0260	PAVEMENT-A	0	0	0	0	1,840.00	UT	1.85	1.85	50	2007	2007	3	50	1,702	

LAND DESCRIPTION

TOTAL OB/XF 2,942

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	2500	C	SRVC SHOPS	0			0.00	0.00	1.24	AC		1.00	1.00	1.00	65,000.00	65,000.00	80,600							

REVIEW DATE 03/09/2026 BY JB Total Acres: 1.24 Total Land Value: 80,600 Market: 0 Agricultural: 0 Common: 80,600 PRINTED 11/16/2026 BY SYS