BEG INTERS S R/W WILSON ST & & E
E 180.07 FT, S 224.52 FT TO RR,
FT TO RD, N 232.18 FT TO POB.

S & D LAKE CITY, INC
231 W BURK AVE, SUITE 107B
LAKE CITY, FL 32055

2027

30-3S-17-11701-001

BUILDING CHARACTERISTICS

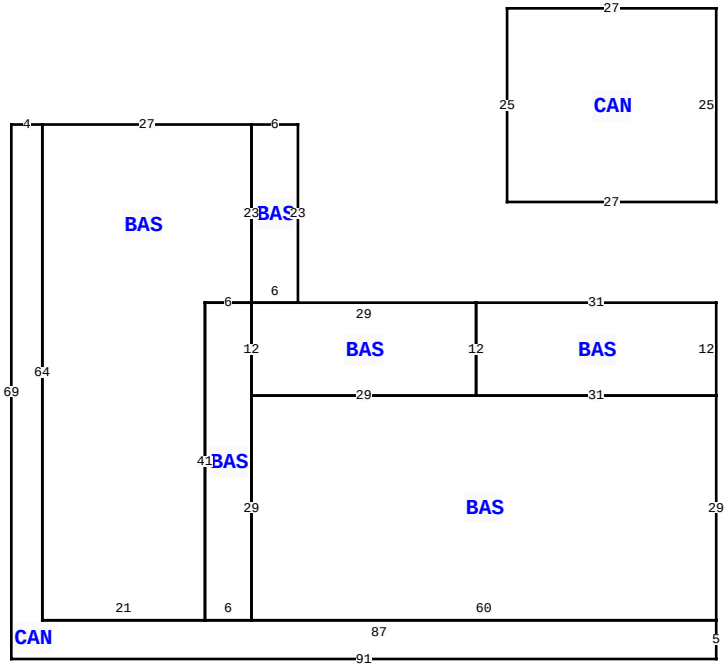
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	04	BUILT-UP 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	06	VINYL ASB 100
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		8 100
Frame	03	MASONRY 100
Story Height		10 100
RMS		5 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	1126	CONV STORE/GAS
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	820317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	138	100		138	5,554
BAS	246	100		246	9,901
BAS	348	100		348	14,006
BAS	372	100		372	14,972
BAS	1,482	100		1,482	59,646
BAS	1,740	100		1,740	70,030
CAN	675	30		202	8,130
CAN	711	30		213	8,573
TOTALS	5,712			4,741	190,811

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4300	04	4,741	79.0398	60.07	284,792	1977	2000	0	0	0	33.00	67.00

1 NBHD CONVE 0% - 2022 Heated Area: 4326 HX Base Yr



801 NW LAKE JEFFERY RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2022 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	190,811
TOTAL MARKET OB/XF VALUE	3,500
TOTAL LAND VALUE - MARKET	61,560
TOTAL MARKET VALUE	255,871
SOH/AGL Deduction	0
ASSESSED VALUE	255,871
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	255,871
TOTAL JUST VALUE	255,871
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	255,871

BLDG:1:1: DJ'S NEXT TO PURINA

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16-273	COMMERCIAL	0	04/06/2016
16-086	MAINT/ALTR	0	01/26/2016

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1432/2544	3/11/2021	WD	U	I	35	575,000
GRANTOR: C & R QUICK STOP OF L						
GRANTEE: S & D LAKE CITY, IN						
0793/1801	7/27/1994	WD	Q	I	06	125,000
GRANTOR: JOHN F & LUCILLE J BE						
GRANTEE: C & R QUICK STOP OF						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W31 W29 S29 E60 N29 $
BAS=[ORIG=-60,-12] N23 W27 S64 E21 N41 E6 $
CAN=[ORIG=-87,-35] W4 S69 E91 N5 W87 N64 $
CAN=[ORIG=0,-50] W27 S25 E27 N25 $
BAS=[ORIG=0,0] N12 W31 S12 E31 $
BAS=[ORIG=-31,0] N12 W29 S12 E29 $
BAS=[ORIG=-60,0] N12 W6 S41 E6 N29 $
BAS=[ORIG=-60,-12] E6 N23 W6 S23 $
PTR=[ORIG=0,0] N50 S50 $
.

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	3,500	

LAND DESCRIPTION

TOTAL OB/XF 3,500

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	1100	C	STORE 1FLR	0		CN	0.00	0.00	41,040.00	SF		1.00	1.00	1.50	1.00	1.50	61,560							

REVIEW DATE 11/08/2016 BY ME Total Acres: 0.94 Total Land Value: 61,560 Market: 0 Agricultural: 0 Common: 61,560 PRINTED 11/16/2026 BY SYS