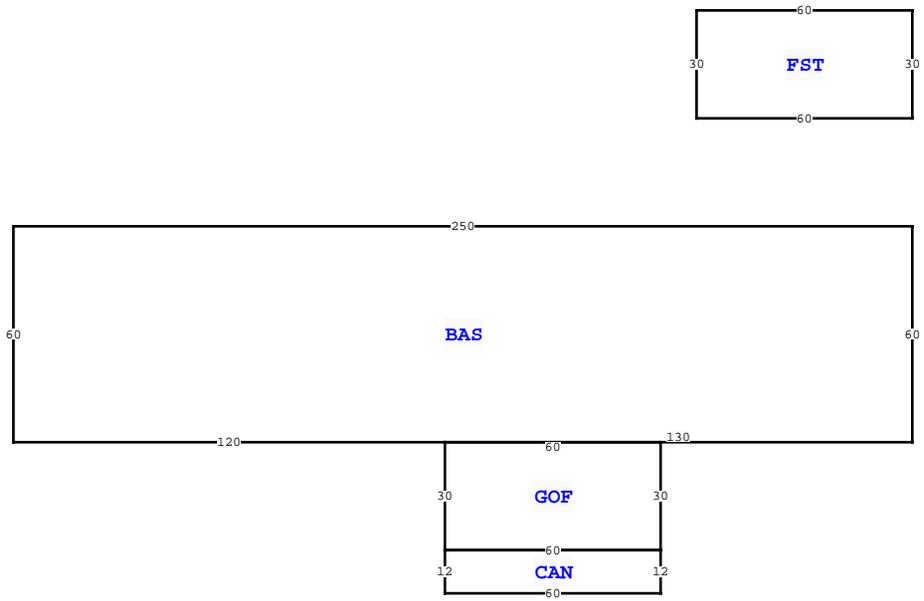




| BUILDING CHARACTERISTICS |                       | CONSTRUCTION   |      |              |                      |
|--------------------------|-----------------------|----------------|------|--------------|----------------------|
| ELEMENT                  | CD                    |                |      |              |                      |
| Exterior Wall            | 25                    | MOD METAL 100  |      |              |                      |
| 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             |                       | 18 100         |      |              |                      |
| RMS                      |                       | 0 100          |      |              |                      |
| Stories                  | 1.                    | 1. 100         |      |              |                      |
| Units                    |                       | 0 100          |      |              |                      |
| Condition Adj            | 03                    | 03 100         |      |              |                      |
| Quality                  | 05                    | 05             |      |              |                      |
| DOR CODE                 | 8900 MUNICIPAL IMP-EX |                |      |              |                      |
| MAP NUM                  |                       | MKT AREA       | 06   |              |                      |
| NEIGHBORHOOD/LOC         | 31317.00 1.00/        |                |      |              |                      |
| AREA TYPE                | TOTAL GROSS AREA      | PCT OF BASE    | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS                      | 15,000                | 100            |      | 15,000       | 363,165              |
| CAN                      | 720                   | 30             |      | 216          | 5,230                |
| FST                      | 1,800                 | 70             |      | 1,260        | 30,506               |
| GOF                      | 1,800                 | 185            |      | 3,330        | 80,623               |
| TOTALS                   | 19,320                |                |      | 19,806       | 479,523              |

| MARKET ADJUSTMENTS                                |     |           |             |                |                |      |      |      |      |       |        |  |
|---|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|--|
| TYPE  | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM  | % COND |  |
| 8701  | 06  | 19,806    | 92.1595     | 34.10          | 675,385        | 2002 | 2002 | 0    | 0    | 29.00 | 71.00  |  |
| 2 PREF M B S 0% - 0 Heated Area: 16800 HX Base Yr |     |           |             |                |                |      |      |      |      |       |        |  |



| COLUMBIA COUNTY PROPERTY  |           | PAGE 1 of 1 | 2        |
|---------------------------|-----------|-------------|----------|
| VALUATION SUMMARY         |           |             |          |
| VALUATION BY              |           |             | STANDARD |
| Tax Group: 2              | Tax Dist: |             |          |
| BUILDING MARKET VALUE     |           |             | 479,523  |
| TOTAL MARKET OB/XF VALUE  |           |             | 5,810    |
| TOTAL LAND VALUE - MARKET |           |             | 68,215   |
| TOTAL MARKET VALUE        |           |             | 553,548  |
| SOH/AGL Deduction         |           |             | 0        |
| ASSESSED VALUE            |           |             | 553,548  |
| TOTAL EXEMPTION VALUE     | 04        |             | 553,548  |
| BASE TAXABLE VALUE        |           |             | 0        |
| TOTAL JUST VALUE          |           |             | 553,548  |
| NCON VALUE                |           |             | 0        |
| INCOME VALUE              |           |             |          |
| PREVIOUS YEAR MKT VALUE   |           |             | 540,453  |

SALE:3:1: 75,794 SF COMMERCIAL PROPERTY  
LAND:1:1: 150 X 429 + 19,225 SF.

| PERMIT NUM | DESCRIPTION | AMT | ISSUED     |
|------------|-------------|-----|------------|
| 16992      | COMMERCIAL  | 360 | 05/22/2000 |

| SALES DATA                     |           |           |       |       |        |            |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number              | DATE      | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1322/1020                      | 9/19/2016 | QC        | U     | I     | 11     | 100        |
| GRANTOR: DOUGLAS E & KIMMY L E |           |           |       |       |        |            |
| 1322/1016                      | 9/19/2016 | WD        | U     | I     | 18     | 625,000    |
| GRANTOR: CEE-BAS, INCORPORATED |           |           |       |       |        |            |
| GRANTEE: CITY OF LAKE CITY,    |           |           |       |       |        |            |

| 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              | 0166       | CONC, PAVMT | 0   | 0   | 0 | 0 | 2,010.00 | UT | 2.00  | 2.00           | 50        | 2009    | 2009        | 3 | 50     | 2,010           |       |
| 2              | 0140       | CLFENCE     | 6   | 0   | 0 | 0 | 760.00   | UT | 7.50  | 7.50           | 50        | 2011    | 2011        | 3 | 50     | 2,850           |       |
| 3              | 0161       | 3-STRAND B  | 0   | 0   | 0 | 0 | 760.00   | UT | 1.25  | 1.25           | 100       | 2011    | 2011        | 3 | 100    | 950             |       |

| TOTAL OB/XF |         |          |          |           |         |            |     |  |  |  |  |  | 5,810 |  |  |  |  |
|-------------|---------|----------|----------|-----------|---------|------------|-----|--|--|--|--|--|-------|--|--|--|--|
| BLD DATE    | XF DATE | INC DATE | LGL DATE | LAND DATE | AG DATE |            |     |  |  |  |  |  |       |  |  |  |  |
|             |         |          |          |           |         | 04/27/2022 | MLU |  |  |  |  |  |       |  |  |  |  |

| BUILDING NOTES |  |  |  |  |  |  |  |  |  |  |  |  |
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|
|                |  |  |  |  |  |  |  |  |  |  |  |  |

**BUILDING DIMENSIONS**  
BAS= W250 S60 E120 GOF= S30 CAN= S12 E60 N12 W60\$ E60 N30 W60\$ E130 N60\$ PTR= N30 FST= N30 W60 S30 E60\$ S30\$.

| 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                | 4800     | C   | WAREHOUSE            | 0   |     | *CG      | 150.00 | 428.00 | 75,794.00   | SF        |     | 1.00     | 1.00        | 0.90    | 1.00       | 0.90           | 68,215     |                             |      |         |      |     |    |        |  |