BEG SW COR BLOCK 3 IDLEAWILE
S/D, RUN N 18 DG W 330 FT,
N 77 DEG E 195.86 FT TO W R/W

RIMA OF LAKE CITY INC
115 SW ENCHANTED CT
LAKE CITY, FL 32024

2026

31-3S-17-06088-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
Ceiling	01	FIN.SUSPD 100
Air Condition	04	ROOF TOP 100
Heating Type	09	ENG F AIR 100
Fixtures		6 100
Frame	03	MASONRY 100
Story Height		10 100
RMS		2 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05

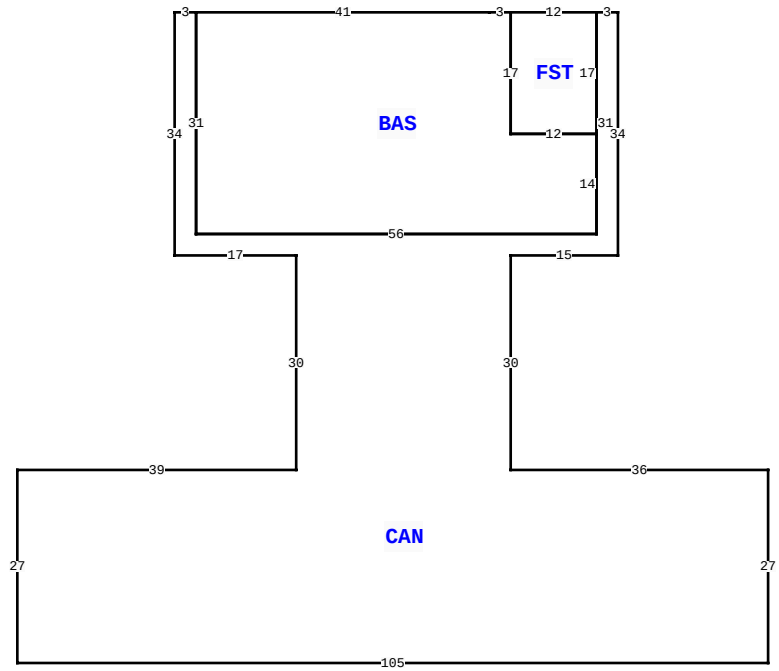
DOR CODE	1126	CONV STORE/GAS	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	31317.020	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,532	100		1,532	76,047
CAN	4,107	30		1,232	61,155
FST	204	50		102	5,063
TOTALS	5,843			2,866	142,264

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4300	04	2,866	118.1856	94.55	270,980	1994	1994	0	0	0	47.50	52.50

1 NBHD CONVE 0% - 0 Heated Area: 1532 HX Base Yr



BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/09/2024 MLU
INC DATE		AG DATE	

1263 W US HIGHWAY 90 , LAKE CITY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	142,264
TOTAL MARKET OB/XF VALUE	35,175
TOTAL LAND VALUE - MARKET	451,543
TOTAL MARKET VALUE	628,982
SOH/AGL Deduction	0
ASSESSED VALUE	628,982
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	628,982
TOTAL JUST VALUE	628,982
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	630,571

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23-219	RE ROOF		11/02/2023
12-0561	MAINT/ALTR	65	12/02/2012
242	MAINT/ALTR	135	03/20/2012
212	MAINT/ALTR	75	03/14/2012
1186	MAINT/ALTR	170	01/29/2009
00000193	COMMERCIAL	30	08/17/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1134/1300	10/19/2007	WD	Q	I	03	675,000
GRANTOR: FIDELITY BANK OF FLOR						
GRANTEE: RIMA OF LAKE CITY I						
1130/0881	8/22/2007	CT	Q	I	01	1,000
GRANTOR: CLERK OF COURT						
GRANTEE: FIDELITY BANK OF FL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W41 CAN= W3 S34 E17 S30 W39 S27 E105 N27 W36 N30 E15 N34 W3 S31 W56 N31$ S31 E56 N14 FST= N17 W12 S17 E12$ W12 N17 W3$.

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	15,265.00	UT	2.00	2.00	100	0	0	3	100	30,530	
2	0296	SHED METAL	0	0	10	20	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
3	0253	LIGHTING	0	0	0	0	3.00	UT	500.00	500.00	100	0	0	3	100	1,500	
4	0164	CONC BIN	0	0	11	26	286.00	UT	7.50	7.50	100	1993	1993	3	100	2,145	

LAND DESCRIPTION

TOTAL OB/XF 35,175

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	1410	C	CONV STORE	0		*CG	0.00	0.00	53,122.74	SF		1.00	1.00	1.00	8.50	8.50	451,543							

REVIEW DATE 03/20/2026 BY TP Total Acres: 1.22 Total Land Value: 451,543 Market: 0 Agricultural: 0 Common: 451,543 PRINTED 05/08/2026 BY SYS