

COMM AT NW COR OF LOT 14, CYPRES
E 204.36 FT, N 192.79 FT TO S R/
SW ALONG 38.39 FT, CONT SW ALONG

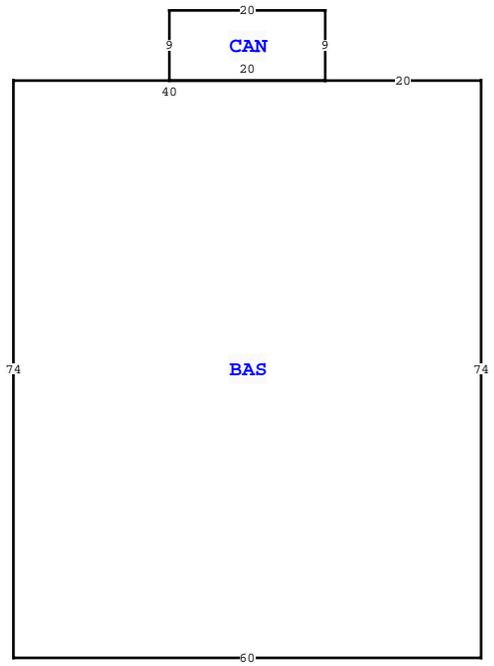
ALGK LAKE CITY LLC
5522 NW 43RD ST
GAINESVILLE, FL 32653

2026

33-3S-16-02432-101

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	04	WOOD TRUSS	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	07	CORK/VTILE	100
Ceiling	01	FIN.SUSPD	100
Air Condition	06	ENG CENTRL	100
Heating Type	09	ENG F AIR	100
Fixtures	12	100	
Frame	03	MASONRY	100
Story Height	16	100	
RMS	14	100	
Stories	1.	1.100	
Units	0	100	
Condition Adj	04	04	100
Quality	08	08	
DOR CODE	1900PROFESS SVC/BLD		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	33316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	4,440	100	
CAN	180	30	
TOTALS	4,620		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	OFFICE MED	0%	0									Heated Area: 4440 HX Base Yr	



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			505,978
TOTAL MARKET OB/XF VALUE			32,302
TOTAL LAND VALUE - MARKET			220,418
TOTAL MARKET VALUE			758,698
SOH/AGL Deduction			0
ASSESSED VALUE			758,698
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			758,698
TOTAL JUST VALUE			758,698
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			739,247

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33355	COMMERCIAL	0	09/10/2015
33100	COMMERCIAL	0	06/18/2015
33032	COMMERCIAL	2,058	06/01/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1284/0153	11/04/2014	WD	Q	V	01	202,600

GRANTOR: CYPRESS LAKE LAND TRU
GRANTEE: ALGK LAKE CITY LLC

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/11/2024	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W20 CAN= N9 W20 S9 E20\$ W40 S74 E60 N74\$.	

EXTRA FEATURES														TOTAL OB/XF		32,302	
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	0164	CONC BIN	0	0	10	12	120.00	UT	11.00	11.00	100	2015	2015	3	100	1,320	
2	0260	PAVEMENT-A	0	0	0	0	18,176.00	UT	1.60	1.60	100	2015	2015	3	100	29,082	
3	0166	CONC, PAVMT	0	0	0	0	950.00	UT	2.00	2.00	100	2015	2015	3	100	1,900	

LAND DESCRIPTION														TOTAL OB/XF										32,302									
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	1910	C	MEDIC OFF	0		CHI	0.00	0.00	40,076.00	SF		1.00	1.00	1.00	5.50	5.50	220,418																