LOT 8 PLANTATION VILLAGE S/D.

816-2412, 899-779,

NSN PROPERTIES INC
10718 CITRON OAKS DR
ORLANDO, FL 32836

2026

34-3S-16-02461-508

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

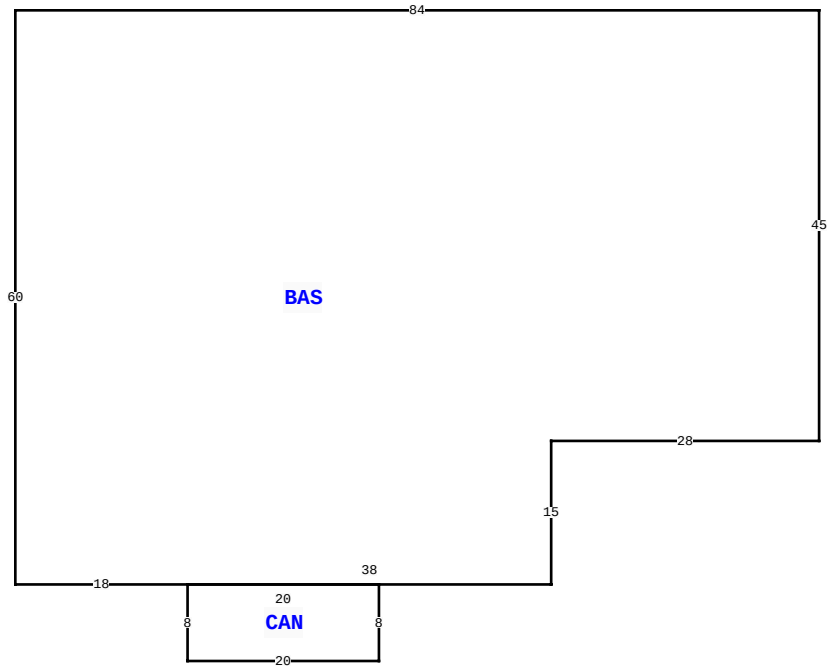
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 90
Interior Wall	08	DECORATIVE 10
Interior Floo	07	CORK/VTILE 50
Interior Floo	14	CARPET 50
Ceiling	01	FIN.SUSPD 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures		26 100
Frame	02	WOOD FRAME 100
Story Height		9 100
RMS		25 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	08	08
DOR CODE	1900	PROFESS SVC/BLD
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34316.080	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	4,620	100		4,620	357,767
CAN	160	30		48	3,717
TOTALS	4,780			4,668	361,484

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
5200	04	4,668	136.8644	112.23	523,890	2001	2001	0	0	0	31.00	69.00

1 OFFICE MED 0% - 0 Heated Area: 4620 HX Base Yr



155 NW ENTERPRISE WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	361,484
TOTAL MARKET OB/XF VALUE	18,071
TOTAL LAND VALUE - MARKET	65,664
TOTAL MARKET VALUE	445,219
SOH/AGL Deduction	0
ASSESSED VALUE	445,219
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	445,219
TOTAL JUST VALUE	445,219
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	437,534

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1961	COMMERCIAL	1,352	11/28/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0899/0779	3/21/2000	WD	Q	V		57,000

GRANTOR: CRAPPS & COLE AS TRUS

GRANTEE: NSN PROPERTIES INC

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W84 S60 E18 CAN= S8 E20 N8 W20$ E38 N15 E28 N45$.

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	12,047.00	UT	1.50	1.50	100	2001	2001	3	100	18,071	

LAND DESCRIPTION

TOTAL OB/XF 18,071

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	1910	C	MEDIC OFF	0		CI	0.00	0.00	21,888.00	SF		1.00	1.00	1.00	3.00	3.00	65,664							

REVIEW DATE 06/07/2023 BY KS Total Acres: 0.50 Total Land Value: 65,664 Market: 0 Agricultural: 0 Common: 65,664 PRINTED 05/08/2026 BY SYS