

LOT 16 PLANTATION VILLAGE S/D.
816-2412, 974-1860, WD 1054-2983

SOUTHERN RHYTHM LLC
1446 SW COUGAR GLN, APT 102 A
LAKE CITY, FL 32025

2026

34-3S-16-02461-516
COLUMBIA COUNTY PROPERTY PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	25	MOD METAL 100	
Roof Structur	10	STEEL FRME 100	
Roof Cover	14	PREFIN MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	13	LAM/VNPLK 100	
Ceiling	02	F.NOT SUS 100	
Air Condition	08	ENG SPLIT 100	
Heating Type	03	FORCED AIR 100	
Fixtures		4 100	
Frame	05	STEEL 100	
Story Height		10 100	
RMS		5 100	
Stories	1.	1. 100	
Units		N/A 100	
Condition Adj	03	03 100	
Quality	07	07	
DOR CODE	1700 OFFICE BLD 1STY		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34316.080 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	3,200	100	2024
CAN	144	30	2024
TOTALS	3,344		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	PREF M B A	0%	- 2024								
				Heated Area: 3200			HX Base Yr				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE						
BAS	3,200	100	2024	3,200	157,766						
CAN	144	30	2024	43	2,120						
TOTALS	3,344			3,243	159,886						

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		159,886
TOTAL MARKET OB/XF VALUE		1,647
TOTAL LAND VALUE - MARKET		56,165
TOTAL MARKET VALUE		217,698
SOH/AGL Deduction		0
ASSESSED VALUE		217,698
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		217,698
TOTAL JUST VALUE		217,698
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		209,675

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047581	New Commercial Co	245,000	06/30/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1445/1140	8/18/2021	WD Q	Q	I	01	49,900
GRANTOR: A TO Z ENTERPRISES LL						
GRANTEE: SOUTHERN RHYTHM LLC						
1054/2983	8/12/2005	WD Q	Q	V		135,000
GRANTOR: SOUTHERN OPEN MRI INC						
GRANTEE: A TO Z ENTERPRISES						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC,PAVMT	0	0	0	549.00	UT	3.00	3.00	100	2024

TOTAL OB/XF											
1,647											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC,PAVMT	0	0	0	549.00	UT	3.00	3.00	100	2024

BUILDING NOTES											
BAS=[YR=2024;ORIG=60,-11] E80 S40 W80 N40 \$ CAN=[YR=2024;ORIG=129,29] S12 W12 N12 E12 \$											

BUILDING DIMENSIONS											
BAS=[YR=2024;ORIG=60,-11] E80 S40 W80 N40 \$ CAN=[YR=2024;ORIG=129,29] S12 W12 N12 E12 \$											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	1700	C	1STORY OFF	0		CI	0.00	0.00	20,059.00	SF	1.00