

COMM NE COR OF SEC, RUN W 1074.9 FT, S 986.48 FT, W 550.07 FT TO OF FAME DR, S ALONG R/W 309.87 F

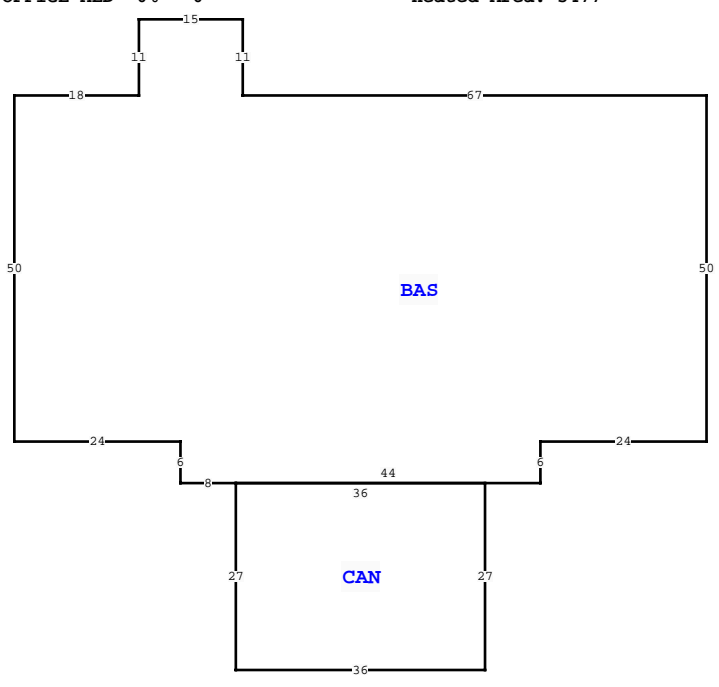
BAPTIST HEALTH PROPERTIES INC
841 PRUDENTIAL DR, SUITE 1802
JACKSONVILLE, FL 32207

2026

34-3S-16-02484-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	80
Exterior Wall	19	COMMON BRK	20
Roof Structure	09	RIDGE FRME	100
Roof Cover	04	BUILT-UP	100
Interior Wall	05	DRYWALL	100
Interior Floor	07	CORK/VTILE	80
Interior Floor	14	CARPET	20
Ceiling	02	F.NOT SUS	100
Air Condition	06	ENG CENTRL	100
Heating Type	09	ENG F AIR	100
Fixtures		19	100
Frame	03	MASONRY	100
Story Height		16	100
RMS		15	100
Stories	1.	1.	100
Units		0	100
Condition Adj	04	04	100
Quality	08	08	
DOR CODE	1900 PROFESS SVC/BLD		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	5,477	100	
CAN	972	30	
TOTALS	6,449		
TOTALS		5,769	610,341

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
2 OFFICE MED		0% - 0			670,704	2014	2014	0	0	9.00	91.00	Heated Area: 5477 HX Base Yr	



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			610,341
TOTAL MARKET OB/XF VALUE			44,868
TOTAL LAND VALUE - MARKET			72,030
TOTAL MARKET VALUE			727,239
SOH/AGL Deduction			0
ASSESSED VALUE			727,239
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			727,239
TOTAL JUST VALUE			727,239
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			730,271

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20-0064	REMODEL	1,693	02/27/2020
13-285	COMMERCIAL	2,125	12/12/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1389/0999	7/10/2019	WD Q	Q	I	01	799,000
GRANTOR: REKHA INVESTMENTS LLC						
GRANTEE: BAPTIST HEALTH PROP						
1235/1508	5/23/2012	WD Q	Q	V	01	375,000
GRANTOR: HARVEY ROAD ASSOCIATE						
GRANTEE: REKHA INVESTMENTS L						

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	0260	PAVEMENT-A	0	0	0	0	25,980.00	UT	1.60	1.60	100	2014	2014	3	100	41,568	
2	0166	CONC, PAVMT	0	0	5	250	1,250.00	UT	2.00	2.00	100	2014	2014	3	100	2,500	
3	0169	FENCE/WOOD	0	0	0	0	1.00	UT	800.00	800.00	100	2021	2020		100	800	
TOTAL OB/XF 44,868																	

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	1910	C	MEDIC OFF	0		CG	0.00	0.00	1.47	AC		1.00	1.00	1.00	49,000.00	49,000.00	72,030							