

BEG E LINE OF SE1/4 OF SE1/4 AT  
S R/W US-90, RUN W ALONG R/W 125  
FT, E 125 FT, N 125 FT TO POB EX

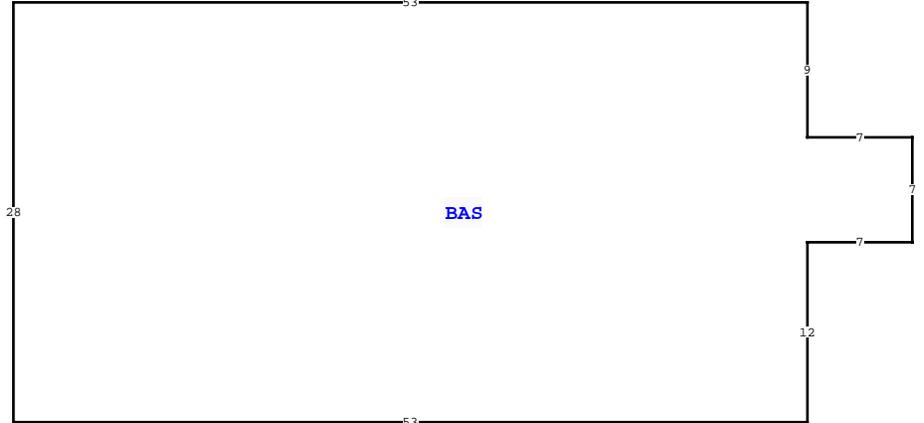
MIDDLETON J SCOTT/ROSENFELD JOEL  
PO BOX 1881  
LAKE CITY, FL 32056-1881

**2026**

34-3S-16-02494-000  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC 80	
Exterior Wall	28	GLASS THRM 20	
Roof Structure	09	RIDGE FRME 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	15	HARDTILE 80	
Interior Floor	07	CORK/VTILE 20	
Ceiling	01	FIN.SUSPD 100	
Air Condition	06	ENG CENTRL 100	
Heating Type	09	ENG F AIR 100	
Fixtures		3 100	
Frame	05	STEEL 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	1100 STORES/1 STORY		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,533	100	
TOTALS	1,533		69,062

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	STORE RETL	0%	0									
			Heated Area: 1533									
			HX Base Yr									



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			69,062
TOTAL MARKET OB/XF VALUE			14,449
TOTAL LAND VALUE - MARKET			195,312
TOTAL MARKET VALUE			278,823
SOH/AGL Deduction			0
ASSESSED VALUE			278,823
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			278,823
TOTAL JUST VALUE			278,823
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			275,309

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044750	Roof Replacement	22,790	06/22/2022
1444	ADDN COMM	113	01/13/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0856/0133	4/01/1998	WD	Q	I		170,000
GRANTOR: G W HUNTER						
GRANTEE: J SCOTT MIDDLETON &						
0801/0758	12/29/1994	WD	Q	I	03	96,900
GRANTOR: ELGA B & TERRY L HUNT						
GRANTEE: G W HUNTER INC						

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	1.00	UT	0.00	0.00	100	0	0	3	100	6,000	
2	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	5,000	
3	0166	CONC, PAVMT	0	0	0	0	2,299.00	UT	1.50	1.50	100	1999	1999	3	100	3,449	

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

BUILDING NOTES	
3718 W US HIGHWAY 90 , LAKE CITY	

BUILDING DIMENSIONS	
BAS= W53 S28 E53 N12 E7 N7 W7 N9\$.	

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	1100	C	STORE 1FLR	0		CHI	125.00	120.00	15,625.00	SF		1.00	1.00	1.25	10.00	12.50	195,312							