

COMM NE COR, RUN S 1534.50 FT TO
ALONG R/W 824.34 FT, S 814.31 FT
223.08 FT TO N R/W US-90, W 181.

PREM ENTERPRISE USA, LLC
1404 W US HIGHWAY 90
LAKE CITY, FL 32055

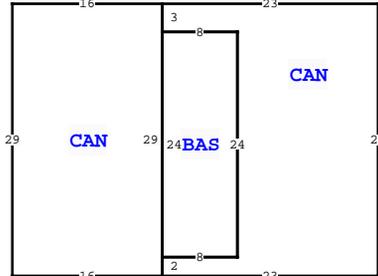
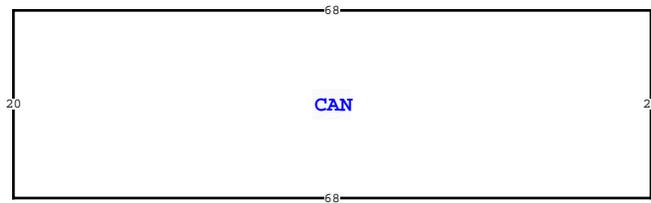
2026

34-3S-17-06875-004



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	09	RIDGE FRME	100
Roof Cover	12	MODULAR MT	100
Interior Wall	01	MINIMUM	100
Interior Floo	03	CONC FINSH	100
Air Condition	01	NONE	100
Heating Type	01	NONE	100
Fixtures		4	100
Frame	03	MASONRY	100
Story Height		14	100
RMS		1	100
Stories	0	0	100
Units	0	0	100
Condition Adj	03	03	100
Quality	05	05	
DOR CODE	2601 FUEL ISLAND/CANOPY		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34317.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	192	100	
CAN	464	30	
CAN	475	30	
CAN	1,360	30	
TOTALS	2,491		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
6400	04	881	68.1345	40.88	36,015	1987	1987	0	0	50.00	50.00		
1 SERV STATN 0% - 2024 Heated Area: 192 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		18,008	
TOTAL MARKET OB/XF VALUE		12,000	
TOTAL LAND VALUE - MARKET		25,000	
TOTAL MARKET VALUE		55,008	
SOH/AGL Deduction		0	
ASSESSED VALUE		55,008	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		55,008	
TOTAL JUST VALUE		55,008	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		53,506	
PRMT:1:1: REPLACE EXISTING GAS CANOPY			
XFOB:5:1: 1-6000 GAL			
XFOB:4:1: 2-8000 GAL			
XFOB:3:1: 12,000 GAL			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
23526	REMODEL	120	08/23/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1489/1291	5/01/2023	WD	Q	I	05	5,496,000
GRANTOR: HUNTER G W INC						
GRANTEE: PREM ENTERPRISE USA						
0606/0661	10/01/1986	WD	Q	V		74,700
GRANTOR:						
GRANTEE:						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0166	CONC, PAVMT	0	0	0	1.00	UT	0.00	0.00	2,100
2	0260	PAVEMENT-A	0	0	0	1.00	UT	0.00	0.00	9,900

TOTAL OB/XF														12,000										
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	2600	C	SRVC STATN	0		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	25,000.00	25,000.00	25,000							

BUILDING NOTES	

BUILDING DIMENSIONS
CAN= W23 CAN= W16 S29 E16 N29 \$ S3 BAS= S24 E8 N24 W8\$E8 S 24 W8 S2 E23 N29\$ PTR= N20 CAN= W68 N20 E68 S20\$ S20\$.