COMM AT INTERS OF WEST LINE OF L S/D & NE'LY R/W OF S R 10, RUN S FT FOR POB, CONT SE 204.74 FT TO

RIMA OF LAKE CITY INC
115 SW ENCHANTED AVE
LAKE CITY, FL 32024

2027

34-3S-17-06930-000

BUILDING CHARACTERISTICS

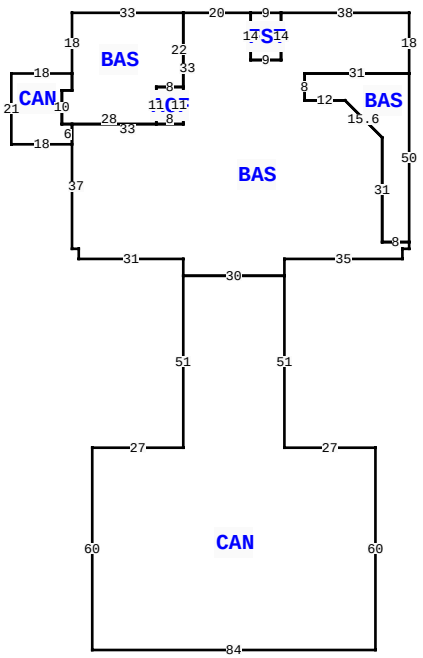
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	09	RIDGE FRME 100
Roof Cover	04	BUILT-UP 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
Ceiling	01	FIN.SUSPD 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures		18 100
Frame	03	MASONRY 100
Story Height		12 100
RMS		5 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	06	06
DOR CODE	1126	CONV STORE/GAS
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	88	110		97	5,806
BAS	645	100		645	38,604
BAS	1,031	100		1,031	61,706
BAS	5,579	100		5,579	333,909
CAN	68	30		20	1,197
CAN	348	30		104	6,224
CAN	6,570	30		1,971	117,966
FST	126	50		63	3,771
TOTALS	14,455			9,510	569,184

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4300	04	9,510	117.5387	89.33	849,528	2000	2000	0	0	0	33.00	67.00

2 NBHD CONVE 0% - 0 Heated Area: 7343 HX Base Yr



2399 SE BAYA DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	569,184
TOTAL MARKET OB/XF VALUE	32,195
TOTAL LAND VALUE - MARKET	69,207
TOTAL MARKET VALUE	670,586
SOH/AGL Deduction	0
ASSESSED VALUE	670,586
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	670,586
TOTAL JUST VALUE	670,586
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	670,586

SALE:3:1: SALE INCL PERS PROP

PERMIT NUM	DESCRIPTION	AMT	ISSUED
35180	REMODEL	325	04/13/2017
28307	REMODEL	325	01/06/2010
18991	REMODEL	200	11/28/2001
15543	COMMERCIAL	4,525	05/19/1999
15377	COMMERCIAL	525	04/13/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1226/2142	12/07/2011	WD	U	I	30	1,465,000
GRANTOR: SOUTHERN RELOAD INC						
GRANTEE: RIMA OF LAKE CITY I						
0931/2248	7/23/2001	WD	Q	I	03	1,340,000
GRANTOR: RISSER PETROLEUM INC						
GRANTEE: SOUTHERN RELOAD INC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W38 FST= W9 S14 E9 N14$ S14 W9 N14 W20 BAS= W33 S18 CAN= W18 S21 E18 N6 W3 N10 E3 N5$ S5 W3 S10 E28 AOF= E8 N11 W8 S11$ N11 E8 N22$ S33 W33 S37 E2 S3 E31 S5 CAN= S51 W27 S60 E84 N60 W27 N51 W30$ E30 N5 E35 N3 E2 N2 BAS= N50 W31 S8 E12 D11 R11 S31 E8$ W8 N31 L11 U11 W12 N8 E31 N18$ PTR= E20 CAN= E17 N4 W17 S4$ W20$.

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	0260	PAVEMENT-A	0	0	0	0	63,536.00	UT	0.39	0.39	100	2000	2000	3	100	24,461	
2	0253	LIGHTING	0	0	0	0	6.00	UT	1,000.00	1,000.00	100	2000	2000	3	100	6,000	
3	0164	CONC BIN	0	0	12	17	204.00	UT	8.50	8.50	100	2000	2000	3	100	1,734	

LAND DESCRIPTION

TOTAL OB/XF 32,195

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	1410	C	CONV STORE	0			0.00	0.00	2.36	AC		1.00	1.00	1.28	23,000.00	29,325.00	69,207							

REVIEW DATE 03/23/2026 BY JB Total Acres: 2.36 Total Land Value: 69,207 Market: 0 Agricultural: 0 Common: 69,207 PRINTED 11/17/2026 BY SYS