LOT 7 BLOCK 8 COUNTRY CLUB ESTAT
EX ADD'L RD R/W DESC ORB 897-207

PRICE CREEK PROPERTIES LLC
2230 SE BAYA DR STE 104
LAKE CITY, FL 32025

2027

34-3S-17-07176-000

BUILDING CHARACTERISTICS

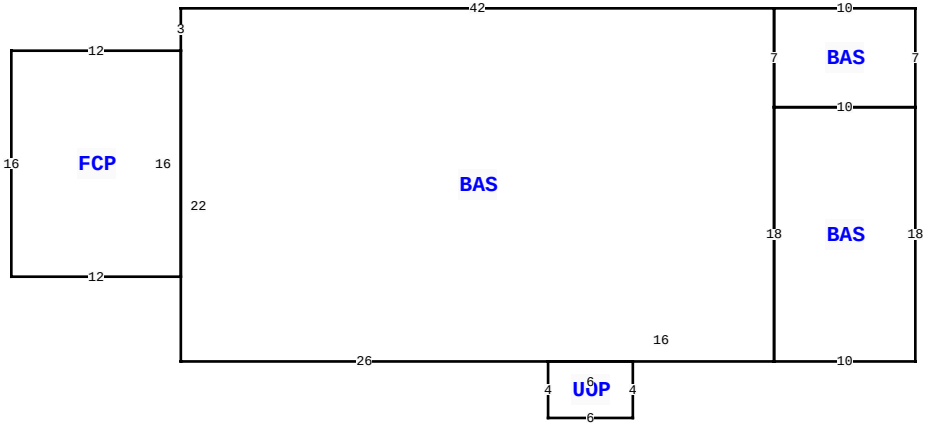
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		5 100
Frame	02	WOOD FRAME 100
Story Height		8 100
RMS		0 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	1700	OFFICE BLD 1STY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34317.070	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	70	100		70	2,902
BAS	180	100		180	7,462
BAS	1,050	100		1,050	43,526
FCP	192	30		58	2,404
UOP	24	20		5	207
TOTALS	1,516			1,363	56,501

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4900	04	1,363	101.8500	75.37	102,729	1961	1995	0	0	0	45.00	55.00

1 OFFICE LOW 0% - 2024 Heated Area: 1300 HX Base Yr



373 SE COUNTRY CLUB RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	

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	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,500	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	300.00	300.00	100	2023	2022		100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	56,501
TOTAL MARKET OB/XF VALUE	1,800
TOTAL LAND VALUE - MARKET	29,808
TOTAL MARKET VALUE	88,109
SOH/AGL Deduction	0
ASSESSED VALUE	88,109
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	88,109
TOTAL JUST VALUE	88,109
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	88,109

SALE:1:1: $.70 STAMPS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047935	Electrical Servic	0	08/21/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1482/822	1/03/2023	WD	Q	I	01	110,000
GRANTOR: HUGGINS DANA A						
GRANTEE: PRICE CREEK PROPERT						
1309/1189	2/22/2016	WD	U	I	37	50,000
GRANTOR: IVAN A LOPEZ TRUSTEE						
GRANTEE: CARL A & DANA P HUG						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W42 S3 FCP= W12 S16 E12 N16$ S22 E26 UOP= S4E6 N4 W6$
E16 BAS= E10 N18 W10 S18$ N18BAS= E10 N7 W10S7$ N7$.

LAND DESCRIPTION

TOTAL OB/XF 1,800

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	1700	C	1STORY OFF	0		RSF-2	121.00	110.00	13,248.00	SF		1.00	1.00	1.50	1.50	2.25	29,808							

REVIEW DATE 12/11/2023 BY mark Total Acres: 0.30 Total Land Value: 29,808 Market: 0 Agricultural: 0 Common: 29,808 PRINTED 11/17/2026 BY SYS