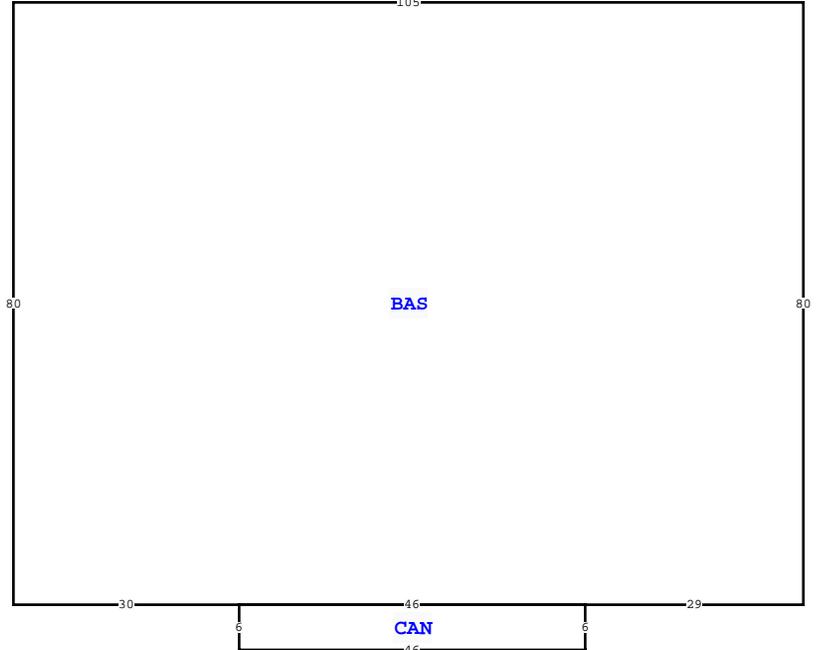


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 100
Roof Structur	10 STEEL FRME 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floo	03 CONC FINSH 100
Ceiling	03 PART.FIN. 100
Air Condition	06 ENG CENTRL 100
Heating Type	09 ENG F AIR 100
Fixtures	5 100
Frame	05 STEEL 100
Story Height	16 100
RMS	3 100
Stories	1. 1. 100
Units	0 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND		
3600	04	8,483	83.4360	50.06	424,659	2012	2012	0	0	10	12.00	78.00		
1 STORE DISC 0% - 0 Heated Area: 8400 HX Base Yr														



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		331,234	
TOTAL MARKET OB/XF VALUE		56,505	
TOTAL LAND VALUE - MARKET		126,901	
TOTAL MARKET VALUE		514,640	
SOH/AGL Deduction		0	
ASSESSED VALUE		514,640	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		514,640	
TOTAL JUST VALUE		514,640	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		494,834	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30034	COMMERCIAL	2,725	03/27/2012

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1261/0044	8/15/2013	WD	U	I	37	1,007,500

BUILDING NOTES						
GRANTOR: FAMILY DOLLAR STORES						
GRANTEE: REALTY INCOME PROPE						
1233/0434	4/11/2012	WD	Q	V	03	137,200
GRANTOR: JOAQUIN & ALEXANDRIA						
GRANTEE: FAMILY DOLLAR STORE						

BUILDING DIMENSIONS						
BAS= W105 S80 E30 CAN= S6 E46 N6 W46\$ E46 E29 N80\$.						

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		23,900.00	1.60	2012	2012	3	100	38,240	
2	0253	LIGHTING	0	0	0	0		5.00	1,500.00	2012	2012	3	100	7,500	
3	0166	CONC,PAVMT	0	0	0	0		2,560.00	2.25	2012	2012	3	100	5,760	
4	0164	CONC BIN	0	0	0	0		455.00	11.00	2012	2012	3	100	5,005	

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		00	0.00	0.00	59,024.00	SF		1.00	1.00	1.00	1.35	1.35	79,682							
2	1100	C	STORE 1FLR	0			0.00	0.00	59,024.00	SF		1.00	1.00	1.00	0.80	0.80	47,219							

TOTAL OB/XF														
7323 SW US HIGHWAY 27 , FORT WHITE														
56,505														

REVIEW DATE 06/23/2015 BY DF																								
Total Acres: 2.71					Total Land Value: 126,901					Market: 0					Agricultural: 0					Common: 126,901				