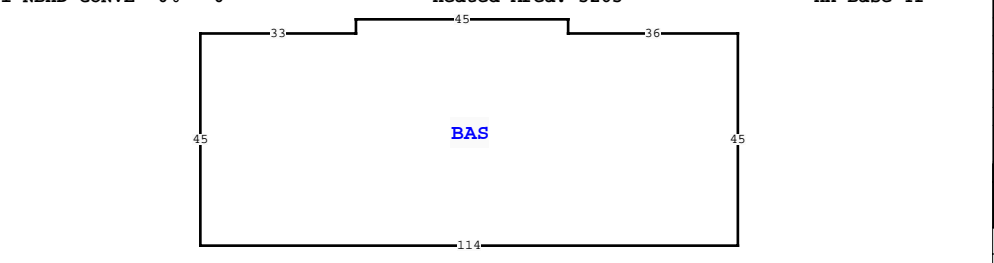


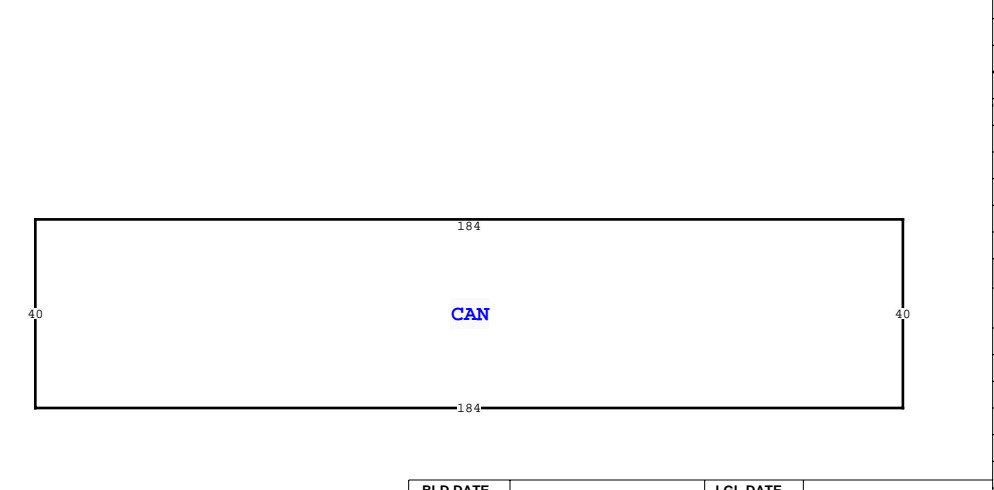
WD 1339-654,

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	17 MSNRY STUC 90
Exterior Wall	21 STONE 10
Roof Structure	09 RIDGE FRME 100
Roof Cover	04 BUILT-UP 100
Interior Wall	05 DRYWALL 100
Interior Floor	15 HARDTILE 100
Ceiling	01 FIN.SUSPD 100
Air Condition	06 ENG CENTRL 100
Heating Type	09 ENG F AIR 100
Fixtures	12 100
Frame	03 MASONRY 100
Story Height	12 100
RMS	0 100
Stories	1. 1. 100
Units	0 100
Condition Adj	04 04 100
Quality	07 07
DOR CODE	1126 CONV STORE/GAS
MAP NUM	MKT AREA 06
NEIGHBORHOOD/LOC	35316.040 1.00/

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
4300	04	7,473	144.8040	110.05	822,404	2017	2017	0	0	6.00	94.00



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	5,265	100		5,265	544,648
CAN	7,360	30		2,208	228,411
TOTALS	12,625			7,473	773,060



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		1
VALUATION BY	Tax Group: 1	STANDARD
BUILDING MARKET VALUE	Tax Dist:	773,060
TOTAL MARKET OB/XF VALUE		103,200
TOTAL LAND VALUE - MARKET		1,422,399
TOTAL MARKET VALUE		2,298,659
SOH/AGL Deduction		0
ASSESSED VALUE		2,298,659
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		2,298,659
TOTAL JUST VALUE		2,298,659
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		2,361,244

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046286	Signs - New or Ex	5,000	07/18/2023
000046015	Signs - New or Ex	5,000	05/22/2023
000046696	Electrical Servic	150	03/09/2023
000046705	Electrical Servic	150	03/09/2023
000046606	Additions	344,500	02/28/2023
2017-83	COMMERCIAL	0	01/24/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1339/0654	6/20/2017	WD Q	Q	I	01	2,487,200

GRANTOR: GWC DEVELOPMENT PARTN
GRANTEE: ASPRI INVESTMENTS L

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	36,400.00	UT	1.60	1.60	100	2017	2017	3	100	58,240	
2	0166	CONC, PAVMT	0	0	0	11,300.00	UT	2.25	2.25	100	2017	2017	3	100	25,425	
3	0253	LIGHTING	0	0	0	10.00	UT	1,500.00	1,500.00	100	2017	2017	3	100	15,000	
4	0164	CONC BIN	0	0	0	308.00	UT	11.00	11.00	100	2017	2017	3	100	3,388	
5	0169	FENCE/WOOD	0	0	0	74.00	UT	15.50	15.50	100	2017	2017	3	100	1,147	

TOTAL OB/XF												103,200												
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	1410	C	CONV STORE	0			0.00	0.00	86,206.00	SF		1.00	1.00	1.10	15.00	16.50	1,422,399							

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W36 N3 W45 S3 W33 S45 E114 PTR=S50 E35 CAN= W184 S40 E184 N40\$ W35 N50\$ N45\$.											