BEG SW COR OF SE1/4 OF SW1/4, RU
TO W R/W OF FLORIDA GATEWAY BLVD
R/W 313.20 FT TO A PT OF A CURVE

JAI SHREE HAUMAN LTD
3696 W US HWY 90
LAKE CITY, FL 32055

2027

35-3S-16-02536-003

BUILDING CHARACTERISTICS

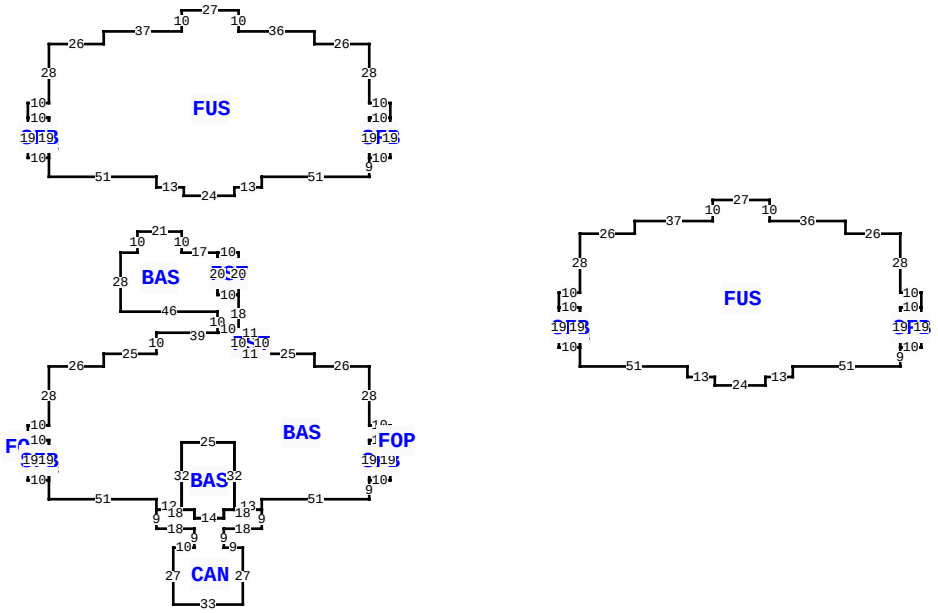
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	10	STEEL FRME 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Ceiling	01	FIN.SUSPD 100
Air Condition	02	WINDOW 100
Heating Type	03	FORCED AIR 100
Fixtures		180 100
Frame	03	MASONRY 100
Story Height		10 100
RMS		60 100
Stories	3.	3. 100
Units		0 100
Condition Adj	03	03 100
Quality	06	06
DOR CODE	3900	HOTELS/MOTELS
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	35316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	856	100		856	40,266
BAS	1,678	100		1,678	78,933
BAS	10,156	100		10,156	477,738
CAN	1,411	30		423	19,898
FOP	30	20		6	282
FOP	30	20		6	282
FST	110	60		66	3,105
FST	200	60		120	5,645
FUS	10,932	100		10,932	514,241
FUS	10,932	100		10,932	514,241
TOTALS	37,475			36,087	1,697,532

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4500	07	36,087	115.0730	84.00	3,031,308	2001	2001	13	0	0	31.00	56.00

1 HOTEL LMTD 0% - 0 Heated Area: 35694 HX Base Yr



** This building has 16 Sub-Areas

350 SW FLORIDA GATEWAY DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/11/2026 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	1,632.00	UT	2.00	2.00	100	2001	2001	3	100	3,264	
2	0253	LIGHTING	0	0	0	0	7.00	UT	1,000.00	1,000.00	100	2001	2001	3	100	7,000	
3	0164	CONC BIN	0	0	12	12	144.00	UT	7.50	7.50	100	2001	2001	3	100	1,080	
4	0270	POOL COMM	0	0	26	15	390.00	UT	85.00	85.00	100	2001	2001	3	40	13,260	
5	0220	JACUZZI	0	0	5	9	1.00	UT	0.00	0.00	100	2001	2001	3	100	3,800	
6	0260	PAVEMENT-A	0	0	0	0	31,128.00	UT	0.80	0.80	100	2001	2001	3	100	24,902	
7	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	1,500	
8	0295	SPKLR SYS	0	0	0	0	35,130.00	UT	1.28	1.28	100	2001	2001	3	100	44,791	
9	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,000	
10	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2001	2001	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 101,597

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	3900	C	MOTEL	0		CHI	0.00	0.00	74,488.00	SF		1.00	1.00	0.80	11.00	8.80	655,494							

REVIEW DATE 03/06/2026 BY ME Total Acres: 1.71 Total Land Value: 655,494 Market: 0 Agricultural: 0 Common: 655,494 PRINTED 11/17/2026 BY SYS

COLUMBIA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	1,697,532
TOTAL MARKET OB/XF VALUE	104,297
TOTAL LAND VALUE - MARKET	655,494
TOTAL MARKET VALUE	2,457,323
SOH/AGL Deduction	0
ASSESSED VALUE	2,457,323
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	2,457,323
TOTAL JUST VALUE	2,457,323
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	2,457,323

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1742	COMMERCIAL	4,545	02/09/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0857/1978	4/30/1998	WD	Q	V		225,000
GRANTOR: DANIEL CRAPPS & RICHA						
GRANTEE: JAI SHREE HAUMAN LD						
0601/0621	9/01/1986	WD	Q	V	01	60,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W26 N6 W25 FST= N10 W11 S10 E11$ W11 N10 BAS= N18 FST= N20 W10 S20 E10$ W10 N20 W17 N10 W21 S10 W8 S28 E46 S10 E10$ W39 S10 W25 S6 W26 S28 W10 S7 FOP= W5 S6 E5 N6$ SFB= S19 E10 N19 W10 $ E10 S28 E51 S5 CAN= S9 E18 S9 W10 S27 E33 N27 W9 N9 E18 N9 W18 S4 W14 N4 W18$ E12 BAS= E6 S4 E14 N4 E5 N32 W25 S32$ N32 E25 S32 E13 N5 E51 N9 SFB= E10 N19 W10 S19 $ N19 E10 FOP= S3 E5 N6 W5 S3$ N7 W10 N28$ PTR= N90 FUS= N9 SFB= E10 N19 W10 S19$ N19 E10 N7 W10 N28 W26 N6 W36 N10 W27 S10 W37 S6 W26 S28 W10 S7 SFB= S19 E10 N19 W10 $ E10 S28 E51 S5 E13 S4 E24 N4 E13 N5 E51$ S90$ PTR= E100 FUS= E51 S5 E13 S4 E24 N4 E13 N5 E51 N9 SFB= E10 N19 W10 S19$ N19 E10 N7 W10 N28 W26 N6 W36 N10 W27 S10 W37 S6 W26 S28 W10 S7 SFB= S19 E10 N19 W10$

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TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

BLD DATE		LGL DATE	05/11/2026 MLU
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COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 — 1

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0601/0621	9/01/1986	WD	Q	V	01	60,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

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
11	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2001	2001	3	100	1,500	
12	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2001	2001	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 2,700

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

REVIEW DATE 03/06/2026 BY ME Total Acres: 1.71 Total Land Value: 655,494 Market: 0 Agricultural: 0 Common: 655,494 PRINTED 11/17/2026 BY SYS