COMM INTERS OF W LINE OF SW1/4
& S R/W US-90, RUN E ALONG
R/W 330.17 FT, S 210 FT, E

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

2027

35-3S-16-02539-000

BUILDING CHARACTERISTICS

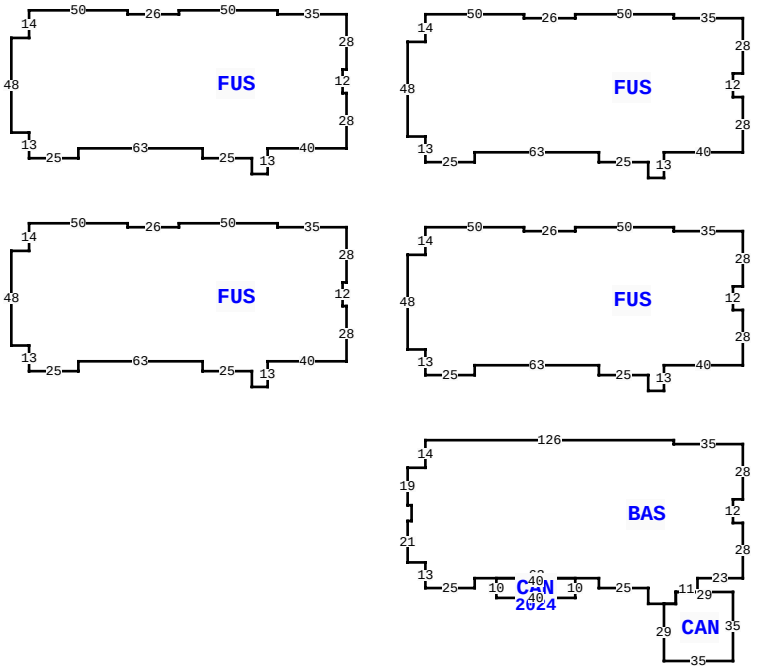
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	10	STEEL FRME 100
Roof Cover	04	BUILT-UP 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Ceiling	02	F.NOT SUS 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures		344 100
Frame	03	MASONRY 100
Story Height		9 100
RMS		94 100
Stories	5.	5. 100
Units		0 100
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	12,065	100		12,065	726,410
CAN	1,189	30		357	21,495
CAN	400	30	2024	120	7,225
FUS	11,874	100		11,874	714,910
FUS	11,874	100		11,874	714,910
FUS	11,910	100		11,910	717,077
FUS	11,910	100		11,910	717,077
TOTALS	61,222			60,110	3,619,103

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4500	07	60,110	116.1655	84.80	5,097,328	2009	2009	13	0	0	16.00	71.00

4 HOTEL LMTD 0% - 0 Heated Area: 59633 HX Base Yr



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

3690 W US HIGHWAY 90 , LAKE CITY

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	0295	SPKLR SYS	0	0	0	0	59,633.00	UT	0.85	0.85	100	2009	2009	3	100	50,688	
2	0297	SHED CONCR	0	0	46	9	414.00	UT	10.00	10.00	100	2009	2009	3	100	4,140	
3	0270	POOL COMM	0	0	33	18	594.00	UT	85.00	85.00	100	2009	2009	3	61	30,799	
4	0220	JACUZZI	0	0	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	4,000	
5	0260	PAVEMENT-A	0	0	0	0	79,046.00	UT	0.85	0.85	100	2009	2009	3	100	67,189	
6	0166	CONC,PAVMT	0	0	0	0	1,862.00	UT	2.50	2.50	100	2009	2009	3	100	4,655	
7	0253	LIGHTING	0	0	0	0	9.00	UT	1,500.00	1,500.00	100	2009	2009	3	100	13,500	
8	0164	CONC BIN	0	0	20	14	168.00	UT	12.00	12.00	100	2009	2009	3	100	2,016	
9	0140	CLFENCE 6	0	0	0	0	500.00	UT	8.50	8.50	100	2009	2009	3	100	4,250	
10	0119	MASONRY WA	0	0	0	0	1.00	UT	1,800.00	1,800.00	100	2026	2025		100	1,800	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	3,619,103
TOTAL MARKET OB/XF VALUE	183,037
TOTAL LAND VALUE - MARKET	1,870,788
TOTAL MARKET VALUE	5,672,928
SOH/AGL Deduction	0
ASSESSED VALUE	5,672,928
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	5,672,928
TOTAL JUST VALUE	5,672,928
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	5,672,928

BLDG:4:1: NEW COMFORT INN & SUITES
LAND:3:1: LOW WET AREA ON PARCEL
PRMT:2:1: REMODEL RESTARAUNT-JADE FOUNTAIN
PRMT:1:1: REMODEL MOTEL

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18-0631	COMMERCIAL	3,023	11/19/2018
3514	DEMOLISH	25	12/22/2005
3515	DEMOLISH	25	12/22/2005
1946	REMODEL	406	11/02/2000
1731	ADDN COMM	352	01/28/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1067/2022	12/08/2005	WD	U	I	07	2,500,000
GRANTOR: PRAPTI ENTERPRISES						
GRANTEE: DADA BHAGAVAN HOSPI						
0567/0891	7/01/1985	WD	Q	I	01	1,500,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W35 N2 W126 S14 W9 S19 E2 S8 W2 S21 E9 S13 E25 N5 E63 S5 E25 S8 E8 E6 N6 E11 N7 E23 N28 W5 N12 E5 N28 $
FUS=[ORIG=-201,-218] W35 N2 W50 S2 W26 N2 W50 S14 W9 S48 E9 S13 E25 N5 E63 S5 E25 S8 E8 N13 E40 N28 W2 N12 E2 N28 $
FUS=[ORIG=-201,-110] W35 N2 W50 S2 W26 N2 W50 S14 W9 S48 E9 S13 E25 N5 E63 S5 E25 S8 E8 N13 E40 N28 W2 N12 E2 N28 $
FUS=[ORIG=0,-40] N28 W5 N12 E5 N28 W35 N2 W50 S2 W26 N2 W50 S14 W9 S48 E9 S13 E25 N5 E63 S5 E25 S8 E8 N13 E40 $
FUS=[ORIG=0,-148] N28 W5 N12 E5 N28 W35 N2 W50 S2 W26 N2 W50 S14 W9 S48 E9 S13 E25 N5 E63 S5 E25 S8 E8 N13 E40 $
CAN=[ORIG=-40,81] S29 E35 N35 W29 S6 W6 $
PTR=[ORIG=0,0] N40 S40 $

LAND DESCRIPTION

TOTAL OB/XF 183,037

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	3910	C	HOTEL	0		CG	330.00	375.00	123,750.00	SF		1.00	1.00	0.90	16.00	14.40	1,782,000							
2	1000	C	VACANT COMME	0		CG	0.00	0.00	96,276.00	SF		1.00	1.00	0.50	1.50	0.75	72,207							
3	1000	C	VACANT COMME	0		CG	0.00	0.00	110,540.74	SF		1.00	1.00	0.10	1.50	0.15	16,581							

REVIEW DATE 03/06/2026 BY ME Total Acres: 7.59 Total Land Value: 1,870,788 Market: 0 Agricultural: 0 Common: 1,870,788 PRINTED 11/17/2026 BY SYS