

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

2026

35-3S-16-02539-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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	3900HOTELS/MOTELS		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	35316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	12,065	100	
CAN	1,189	30	2024
CAN	400	30	
FUS	11,874	100	
FUS	11,874	100	
FUS	11,910	100	
FUS	11,910	100	
TOTALS	61,222		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
4	HOTEL LMTD	0%	- 0	84.80	5,097,328	2009	2009	13	0	16.00	71.00
Heated Area: 59633 HX Base Yr											
BLD DATE						LGL DATE	05/12/2026 MLU				
XF DATE						LAND DATE					
INC DATE						AG DATE					

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1
VALUATION SUMMARY				1
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		1,800		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		5,654,840		
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:						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0295	SPKLR SYS	0	0	0	0	59,633.00	UT	0.85	0.85	100
2	0297	SHED CONCR	0	0	46	9	414.00	UT	10.00	10.00	100
3	0270	POOL COMM	0	0	33	18	594.00	UT	85.00	85.00	100
4	0220	JACUZZI	0	0	0	0	1.00	UT	0.00	0.00	100
5	0260	PAVEMENT-A	0	0	0	0	79,046.00	UT	0.85	0.85	100
6	0166	CONC, PAVMT	0	0	0	0	1,862.00	UT	2.50	2.50	100
7	0253	LIGHTING	0	0	0	0	9.00	UT	1,500.00	1,500.00	100
8	0164	CONC BIN	0	0	20	14	168.00	UT	12.00	12.00	100
9	0140	CLFENCE	6	0	0	0	500.00	UT	8.50	8.50	100
10	0119	MASONRY WA	0	0	0	0	1.00	UT	1,800.00	1,800.00	100

BUILDING NOTES											
<p>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 \$</p> <p>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 \$</p> <p>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 \$</p> <p>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 \$</p> <p>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 \$</p> <p>CAN=[ORIG=-40,81] S29 E35 N35 W29 S6 W6 \$</p> <p>PTR=[ORIG=0,0] N40 S40 \$</p>											

LAND DESCRIPTION												TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	% 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							