

COMM NW COR OF SW1/4 OF NW1/4, R  
FOR POB, CONT E 715 FT, S 1570.4  
E 353.97 FT, S 7 DG W 197.96 FT,

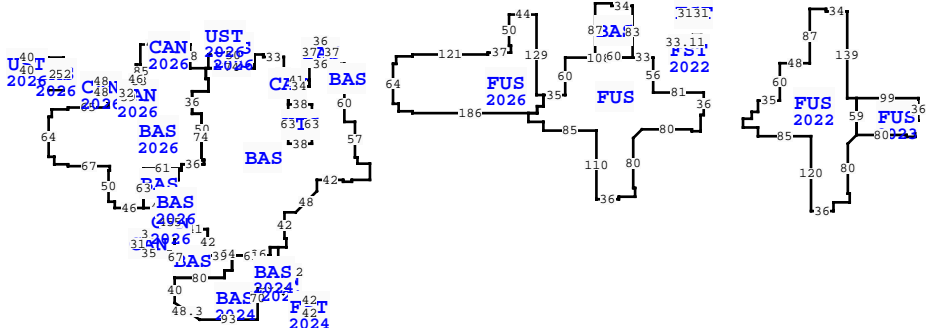
NOTAMI HOSPITALS OF FL INC  
PO BOX 80610  
INDIANAPOLIS, ID 46280

**2026**

35-3S-16-02556-003

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 Floor	07	CORK/VTILE 50
Interior Floor	14	CARPET 50
Ceiling	01	FIN.SUSPD 100
Air Condition	05	CHILL WTR 100
Heating Type	09	ENG F AIR 100
Fixtures		758 100
Frame	05	STEEL 100
Story Height		15 100
RMS		458 100
Stories	3.	3. 100
Units		0 100
Condition Adj	04	04 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	HOSPITAL	0%	- 0									
Heated Area: 222302 HX Base Yr												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	45,909,669		
TOTAL MARKET OB/XF VALUE	808,223		
TOTAL LAND VALUE - MARKET	3,093,750		
TOTAL MARKET VALUE	49,811,642		
SOH/AGL Deduction	0		
ASSESSED VALUE	49,811,642		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	49,811,642		
TOTAL JUST VALUE	49,811,642		
NCON VALUE	12,057,421		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	37,945,335		

PRMT:7:1: CARDIOLOGY CLINIC			
PRMT:6:1: ADDITION - 9 BED WING			
PRMT:1:1: PERMIT FOR MAIN HOSPITAL BUILDING			
SALE:2:1: GRANTORS 1/2 INTEREST.			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
24-0442	NEW TOWER ADDITIO		07/19/2024
23-0281	FIRE SPRINKLER FI	71,687	12/15/2023
23-0185	TOWER EXPANSION	62,000	12/08/2023
000046944	Signs - New or Ex	5,000	04/12/2023
000046688	Signs - New or Ex	9,539	03/08/2023
000046689	Signs - New or Ex	34,920	03/08/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U / I / V	RSN CD	SALE PRICE	
0836/0492	3/05/1997	TD Q	V		2,342,900	
GRANTOR: MILLER COOPER, KEITH						
GRANTEE: NOTAMI HOSPITALS OF						
0679/0644	1/16/1989	WD Q	V	06	136,900	
GRANTOR: CURLS D L						
GRANTEE: CURLS & TAYLOR						

Quality	08	08			
DOR CODE	7300 PRIVATE HOSPITALS				
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	160	100		160	29,938
BAS	1,332	100		1,332	249,236
BAS	1,628	100		1,628	304,623
BAS	3,183	100		3,183	595,585
BAS	5,084	100		5,084	951,290
BAS	5,430	100		5,430	1,016,031
BAS	64,872	100		64,872	1,138,485
BAS	53	100	2024	53	9,917
BAS	11,087	100	2024	11,087	2,074,538
BAS	152	100	2026	152	28,442
TOTALS	231,678			226,974	4,469,543

\*\* This building has 30 Sub-Areas

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2026
INC DATE		AG DATE	MLU

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	233,101.00	UT	0.90	0.90	90	1999	1999	3	90	188,812	
2	0166	CONC, PAVMT	0	0	0	0	41,410.00	UT	1.50	1.50	100	1999	1999	3	100	62,115	
3	0160	CLFENCE 10	0	0	0	0	92.00	UT	4.50	4.50	100	1999	1999	3	100	414	
4	0253	LIGHTING	0	0	0	0	4.00	UT	1,000.00	1,000.00	100	1999	1999	3	100	4,000	
5	0253	LIGHTING	0	0	0	0	33.00	UT	1,500.00	1,500.00	100	1999	1999	3	100	49,500	
6	0295	SPKLR SYS	0	0	0	0	117,438.00	UT	1.00	1.00	90	1999	1999	3	90	105,694	
7	0060	CARPOT F	0	0	0	0	885.00	UT	5.00	5.00	100	2002	2002	3	100	4,425	
8	0295	SPKLR SYS	0	0	0	0	33,714.00	UT	1.75	1.75	100	2016	2016	3	100	59,000	
9	0295	SPKLR SYS	0	0	0	0	6,092.00	UT	1.75	1.75	100	2022	2021		100	10,661	
10	0295	SPKLR SYS	0	0	0	0	5,768.00	UT	1.75	1.75	100	2023	2022		100	10,094	

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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
1	8500	C	HOSPITAL	0		CI	0.00	0.00	41.25	AC		1.00	1.00	1.00	75,000.00	75,000.00	3,093,750								



COMM NW COR OF SW1/4 OF NW1/4, R  
FOR POB, CONT E 715 FT, S 1570.4  
E 353.97 FT, S 7 DG W 197.96 FT,

NOTAMI HOSPITALS OF FL INC  
PO BOX 80610  
INDIANAPOLIS, ID 46280

**2026**

35-3S-16-02556-003

ELEMENT	CD	CONSTRUCTION
Exterior Wall	27	PREFIN MTL 100
Roof Structur	10	STEEL FRME 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPLK 50
Interior Floor	14	CARPET 50
Ceiling	01	FIN.SUSPD 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures		26 100
Frame	05	STEEL 100
Story Height		16 100
RMS		23 100
Stories	1.	1. 100
Condition Adj	03	03 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
3 OFFICE LOW	04	18,697	173.7341	128.56	2,403,686	2023	2023	0	0	1.00	99.00

Heated Area: 13871 HX Base Yr

VALUATION SUMMARY		STANDARD
VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		45,909,669
TOTAL MARKET OB/XF VALUE		808,223
TOTAL LAND VALUE - MARKET		3,093,750
TOTAL MARKET VALUE		49,811,642
SOH/AGL Deduction		0
ASSESSED VALUE		49,811,642
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		49,811,642
TOTAL JUST VALUE		49,811,642
NCON VALUE		12,057,421
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		37,945,335

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	13,871	100	2024	13,871	765,423
CAN	690	30	2024	207	26,346
CAN	2,964	30	2024	889	113,147
CLP	8,640	40	2024	3,456	439,860
UST	684	40	2024	274	34,873

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21-0080	RENOVATING EXISTI		03/01/2021
20-0596	3RD FLOOR RENOVAT		02/22/2021
19-0417	REMODEL	2,467	08/01/2019
17-908	COMMERCIAL	0	11/16/2017
16-0257	COMMERCIAL	0	03/14/2016
15-0133	ADDN COMM	0	04/30/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0836/0492	3/05/1997	TD	Q	V		2,342,900

GRANTOR: MILLER COOPER, KEITH  
GRANTEE: NOTAMI HOSPITALS OF

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0679/0644	1/16/1989	WD	Q	V	06	136,900

GRANTOR: CURLS D L  
GRANTEE: CURLS & TAYLOR

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

EXTRA FEATURES										TOTAL OB/XF	
3157 NW YORK DR, LAKE CITY										0	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/14/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2024;ORIG=-70,-30] S97 E143 N97 W143 \$	
CLP=[YR=2024;ORIG=85,-30] S108 E80 N108 W80 \$	
CAN=[YR=2024;ORIG=-80,8] S65 E121 S5 E44 N108 W12 S97 W143 N59 W10 \$	
CAN=[YR=2024;ORIG=41,78] S46 E15 N46 W15 \$	
UST=[YR=2024;ORIG=-88,-30] S38 E18 N38 W18 \$	

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