

COMM NW COR LOT B FOR POB, RUN
E 195 FT, S 198.42 FT TO N R/W
US-90, RUN W'LY ALONG SAID R/W

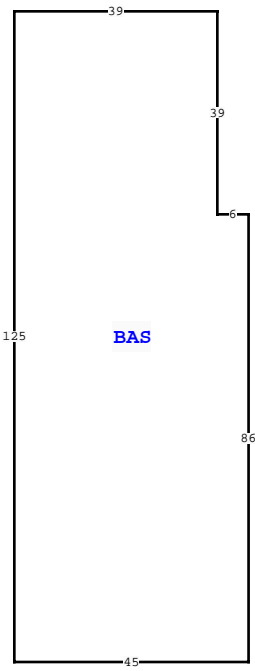
GOLDEN ARCH REALTY CORP
110 N CARPENTER ST, ATTN: DEPT 027-RE TAX
CHICAGO, IL 60607

2026

35-3S-16-02573-002


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	80
Exterior Wall	28	GLASS THRM	20
Roof Structure	09	RIDGE FRME	100
Roof Cover	04	BUILT-UP	100
Interior Wall	05	DRYWALL	100
Interior Floor	15	HARDTILE	100
Air Condition	06	ENG CENTRL	100
Heating Type	09	ENG F AIR	100
Fixtures		13	100
Frame	03	MASONRY	100
Story Height		12	100
RMS		0	100
Stories	1.	1.100	
Units		0	100
Quality	07	07	
DOR CODE	2100	RESTAURANT/CAFE	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	35316.020	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	5,391	100	
TOTALS	5,391		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
2	RES F/FOOD	0%	0	125.45	676,301	2007	2007	0	0	19.00	81.00		
Heated Area: 5391 HX Base Yr													



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			547,804
TOTAL MARKET OB/XF VALUE			66,697
TOTAL LAND VALUE - MARKET			645,584
TOTAL MARKET VALUE			1,260,085
SOH/AGL Deduction			0
ASSESSED VALUE			1,260,085
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			1,260,085
TOTAL JUST VALUE			1,260,085
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			1,226,499

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19-0406	REMODEL	538	07/23/2019
3828	DEMOLISH	25	09/12/2006
3829	COMMERCIAL	3,383	09/12/2006
1618	ADDN COMM	361	08/25/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

EXTRA FEATURES		3133 W US HIGHWAY 90 , LAKE CITY															
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	19,188.00	UT	1.85	1.85	100	2007	2007	3	100	35,498	
2	0166	CONC, PAVMT	0	0	0	0	2,334.00	UT	3.00	3.00	100	2007	2007	3	100	7,002	
3	0169	FENCE/WOOD	0	0	0	0	196.00	UT	13.50	13.50	100	2007	2007	3	100	2,646	
4	0258	PATIO	0	0	0	0	1,858.00	UT	3.50	3.50	100	2007	2007	3	100	6,503	
5	0297	SHED CONCR	0	0	0	0	208.00	UT	16.00	16.00	100	2007	2007	3	100	3,328	
6	0164	CONC BIN	0	0	0	0	480.00	UT	14.00	14.00	100	2007	2007	3	100	6,720	
7	0253	LIGHTING	0	0	0	0	5.00	UT	1,000.00	1,000.00	100	2008	2008	3	100	5,000	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/11/2026	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W39 S125 E45 N86 W6 N39S.	

LAND DESCRIPTION		TOTAL OB/XF 66,697																						
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	2100	C	RESTAURANT	0		CG	0.00	0.00	40,349.00	SF		1.00	1.00	1.00	16.00	16.00	645,584							