

PART OF LOT 7 LAKE HARRIS FARMS  
(A-1 INN): BEG NW COR OF W1/2 OF  
& RUN SW 7 DG ALONG W LINE OF LO

OM SHANTI INC OF LAKE CITY  
303 BEVERLY ST SE  
LIVE OAK, FL 32064

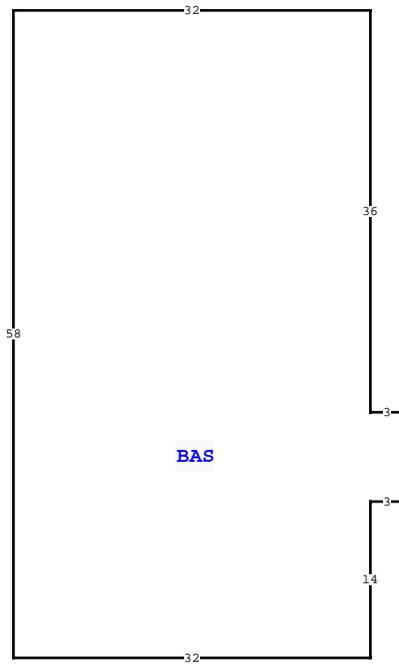
2026

35-3S-16-02580-000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR 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
Ceiling	01	FIN.SUSPD	100
Air Condition	06	ENG CENTRL	100
Heating Type	09	ENG F AIR	100
Fixtures		9	100
Frame	02	WOOD FRAME	100
Story Height		14	100
RMS		4	100
Stories	1.	1.	100
Units		0	100
Condition Adj	04	04	100
Quality	07	07	
DOR CODE	2100	RESTAURANT/CAFE	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	35316.030	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,880	100	
TOTALS	1,880		277,860

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
3	RES F/FOOD	0%	- 0									
				Heated Area:	1880			HX Base Yr				



COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		277,860
TOTAL MARKET OB/XF VALUE		62,489
TOTAL LAND VALUE - MARKET		594,594
TOTAL MARKET VALUE		934,943
SOH/AGL Deduction		0
ASSESSED VALUE		934,943
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		934,943
TOTAL JUST VALUE		934,943
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		929,099

LAND:4:1: HX HERE  
SALE:2:1: A-1 INN ON W1/2 LOT 7, LAKE HARRIS FARMS  
SALE:1:1: W1/2 LOT 7 LAKE HARRIS FARMS-A-1 INN

PERMIT NUM	DESCRIPTION	AMT	ISSUED
14-0497	COMMERCIAL	3,202	12/30/2014
254	DEMOLISH	5	07/16/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1273/0241	4/08/2014	WD	Q	V	01	379,000
GRANTOR: BLUE WATER EXPRESS WA						
GRANTEE: OM SHANTI INC OF LA						
1253/1946	4/05/2013	QC	U	I	11	100
GRANTOR: PRINCETON (THIRTY SEV						
GRANTEE: BLUE WATER EXPRESS						

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	18,915.00	UT	1.60	1.60	100	2015	2015	3	100	30,264	
2	0166	CONC, PAVMT	0	0	0	0	5,931.00	UT	2.00	2.00	100	2015	2015	3	100	11,862	
3	0253	LIGHTING	0	0	0	0	10.00	UT	1,500.00	1,500.00	100	2015	2015	3	100	15,000	
4	0164	CONC BIN	0	0	12	20	240.00	UT	11.00	11.00	100	2015	2015	3	100	2,640	
5	0120	CLFENCE 4	0	0	0	0	420.00	UT	5.50	5.50	100	2015	2015	3	100	2,310	
6	0120	CLFENCE 4	0	0	0	0	75.00	UT	5.50	5.50	100	2015	2015	3	100	413	

2996 W US HIGHWAY 90 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2024
INC DATE		AG DATE	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W32 S58 E32 N14 E3 N8 W3 N36S.	

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	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	109.00	525.00	56,628.00	SF		1.00	1.00	0.70	15.00	10.50	594,594									