

COMM INTERS E LINE BROOKSIDE  
S/D WITH N R/W US-90, RUN E'LY  
ALONG R/W 886.24 FT FOR POB,

BAIAMONTE JOHN BAPTIST TRUSTEE  
215 NW FIARWAY HILLS GLN #11  
LAKE CITY, FL 32055

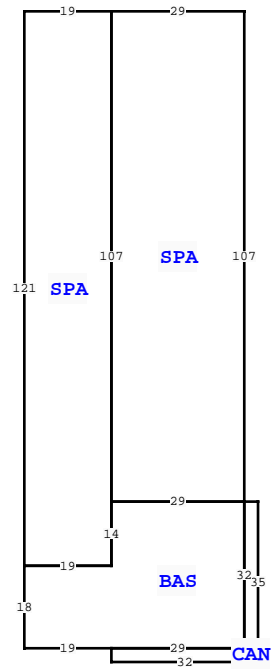
2026

35-3S-16-02585-009



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	90
Exterior Wall	28	GLASS THRM	10
Roof Structure	09	RIDGE FRME	100
Roof Cover	04	BUILT-UP	100
Interior Wall	05	DRYWALL	100
Interior Floor	07	CORK/VTILE	100
Ceiling	01	FIN.SUSPD	100
Air Condition	04	ROOF TOP	100
Heating Type	09	ENG F AIR	100
Fixtures		8	100
Frame	03	MASONRY	100
Story Height		20	100
RMS		3	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Quality	07	07	
DOR CODE	2500 REPAIR SERVICE		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	35316.030 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,270	100	
CAN	192	30	
SPA	2,299	85	
SPA	3,103	85	
TOTALS	6,864		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	VEH SALE/R	0%	- 0									
				Heated Area:	5862		HX Base Yr					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			412,773
TOTAL MARKET OB/XF VALUE			28,583
TOTAL LAND VALUE - MARKET			612,000
TOTAL MARKET VALUE			1,053,356
SOH/AGL Deduction			0
ASSESSED VALUE			1,053,356
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			1,053,356
TOTAL JUST VALUE			1,053,356
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			1,027,070

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2077	COMMERCIAL	746	04/27/2001
2068	COMMERCIAL	1,446	04/16/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1023/1827	7/30/2004	QC	Q	I	01	0
GRANTOR: BAY MOUNTAIN LLC						
GRANTEE: JOHN BAPTIST BAIAMO						
1008/1396	2/25/2004	WD	U	I	09	1,555,700
GRANTOR: 2001 LAKE CITY ASSOC						
GRANTEE: BAY MOUNTAIN LLC						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0260	PAVEMENT-A	0	0	0	0	16,006.00	UT	1.10	1.10	100	2001
2	0166	CONC, PAVMT	0	0	0	0	568.00	UT	2.00	2.00	100	2001
3	0164	CONC BIN	0	0	12	23	276.00	UT	7.50	7.50	100	2001
4	0260	PAVEMENT-A	0	0	0	0	4,625.00	UT	1.10	1.10	100	2001
5	0166	CONC, PAVMT	0	0	0	0	481.00	UT	2.00	2.00	100	2001
6	0164	CONC BIN	0	0	10	11	110.00	UT	12.00	12.00	100	2008
7	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2017

TOTAL OB/XF												
28,583												
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE							
			05/11/2026			MLU						

BUILDING NOTES												

BUILDING DIMENSIONS												
SPA= W29 SPA= W19 S121 BAS= S18 E19 CAN= S3 E32 N35 W3 S32 W29\$ E29 N32 W29 S14 W19\$ E19 N14 N107\$ S107 E29 N107\$.												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	2500	C	SRVC SHOPS	0		CG	0.00	0.00	38,250.00	SF		1.00

