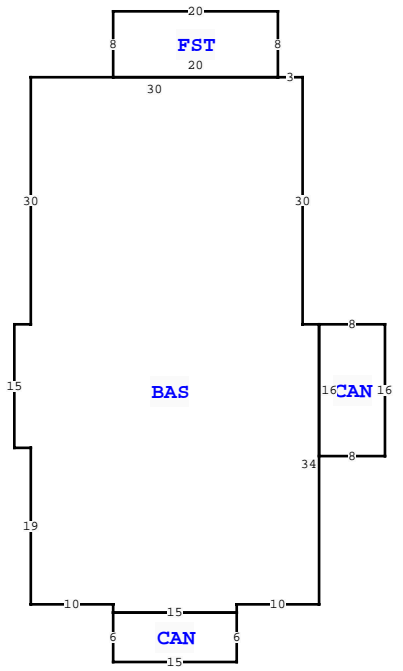


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	17	MSNRY STUC	80		
Exterior Wall	21	STONE	20		
Roof Structure	09	RIDGE FRME	100		
Roof Cover	04	BUILT-UP	70		
Roof Cover	08	CLAY TILE	30		
Interior Wall	05	DRYWALL	60		
Interior Wall	08	DECORATIVE	40		
Interior Floor	11	CLAY TILE	100		
Ceiling	01	FIN.SUSPD	100		
Air Condition	06	ENG CENTRL	100		
Heating Type	09	ENG F AIR	100		
Fixtures		12	100		
Frame	03	MASONRY	100		
Story Height		12	100		
RMS		2	100		
Stories	0	0	100		
Units		0	100		
Condition Adj	03	03	100		
Quality	07	07			
DOR CODE	2100 RESTAURANT/CAFE				
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	36316.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,225	100		2,225	272,067
CAN	90	30		27	3,302
CAN	128	30		38	4,647
FST	160	50		80	9,782
TOTALS	2,603			2,370	289,797

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	RES F/FOOD	0%	- 0									Heated Area: 2225 HX Base Yr	



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			289,797
TOTAL MARKET OB/XF VALUE			16,536
TOTAL LAND VALUE - MARKET			501,773
TOTAL MARKET VALUE			808,106
SOH/AGL Deduction			0
ASSESSED VALUE			808,106
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			808,106
TOTAL JUST VALUE			808,106
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			799,495

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046701	Electrical Serv	150	03/09/2023
21-0547	TACO BELL REMODEL		09/14/2021
161	REMODEL	960	04/23/2007
134	REMODEL	25	04/17/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1401/0052	12/10/2019	WD	U	I	35	3,285,000
GRANTOR: LUIHN VANTEDGE PARTNE						
GRANTEE: DURYEA GROUP INC &						
1385/1018	5/28/2019	WD	U	I	35	2,455,200
GRANTOR: MOMEX FOODS INC						
GRANTEE: LUIHN VANTEDGE PART						

EXTRA FEATURES														2411 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	0166	CONC, PAVMT	0	0	0	0	737.00	UT	3.00	3.00	100	0	0	3	100	2,211	
2	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	10,100	
3	0253	LIGHTING	0	0	0	0	2.00	UT	800.00	800.00	100	1997	1997	3	100	1,600	
4	0166	CONC, PAVMT	0	0	0	0	32.00	UT	15.00	15.00	100	2000	2000	3	100	480	
5	0164	CONC BIN	0	0	13	22	286.00	UT	7.50	7.50	100	2000	2000	3	100	2,145	

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

BUILDING NOTES													
BUILDING DIMENSIONS													
BAS= W3 FST= N8 W20 S8 E20\$ W30 S30 W2 S15 E2 S19 E10 S1													
CAN= S6 E15 N6 W15\$ E15 N1 E10 N34 CAN= E8 S16 W8 N16\$ W2 N30\$.													

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		00	0.00	0.00	26,134.00	SF		1.00	1.00	1.20	16.00	19.20	501,773							