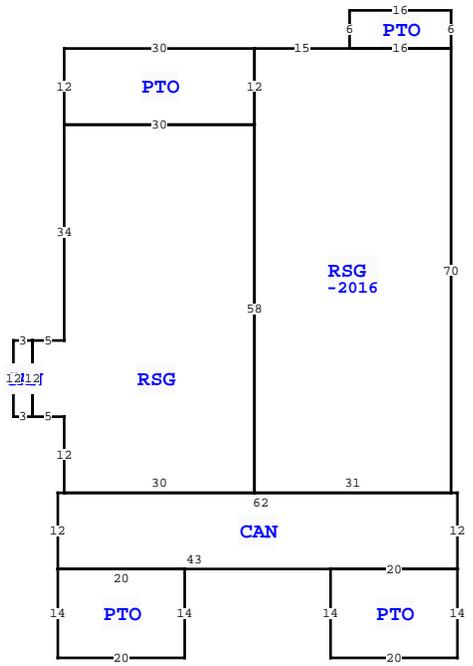


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	09	RIDGE FRME	100
Roof Cover	04	BUILT-UP	100
Interior Wall	05	DRYWALL	100
Interior Floor	15	HARDTILE	100
Air Condition	06	ENG CENTRL	100
Heating Type	09	ENG F AIR	100
Fixtures		15	100
Frame	04	REIN CONC	100
Story Height		16	100
RMS		0	100
Stories	1.	1. 100	
Units		2	100
Quality	07	07	
DOR CODE	1100 STORES/1 STORY		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	36316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
CAN	36	30	
CAN	756	30	
PTO	96	5	
PTO	280	5	
PTO	280	5	
PTO	360	5	
RSG	1,800	125	
RSG	2,170	125	2016
TOTALS	5,778		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	STORE RETL	0%	0										
Heated Area: 3970 HX Base Yr													



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		
VALUATION BY	Tax Group: 1	STANDARD
BUILDING MARKET VALUE	Tax Dist:	
TOTAL MARKET OB/XF VALUE		476,669
TOTAL LAND VALUE - MARKET		20,288
TOTAL MARKET VALUE		241,105
SOH/AGL Deduction		738,062
ASSESSED VALUE		0
TOTAL EXEMPTION VALUE		738,062
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		738,062
NCON VALUE		0
INCOME VALUE		0
PREVIOUS YEAR MKT VALUE		695,678

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24-0289	REMODEL FOR AKI R		07/17/2024
18-470	REMODEL	1,376	08/27/2018
15-1051	COMMERCIAL	0	12/04/2015
1837	ADDN COMM	75	08/31/2010
98	COMMERCIAL	3,269	03/21/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0942/2502	12/14/2001	WD	Q	V	03	75,000

GRANTOR: GLEASON MALL LP
 GRANTEE: LAKE CITY MALL LP

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

BUILDING NOTES	
BUILDING DIMENSIONS	
RSG=[YR=-2016;ORIG=0,0] W16 W15 S12 S58 E31 N70 \$	
RSG=[ORIG=-31,12] W30 S34 W5 S12 E5 S12 E30 N58 \$	
CAN=[ORIG=-61,70] W1 S12 E43 E20 N12 W62 \$	
PTO=[ORIG=-31,0] W30 S12 E30 N12 \$	
PTO=[ORIG=-62,82] S14 E20 N14 W20 \$	
PTO=[ORIG=-19,82] S14 E20 N14 W20 \$	
PTO=[ORIG=-16,0] N6 E16 S6 W16 \$	
CAN=[ORIG=-66,46] W3 S12 E3 N12 \$	

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	0166	CONC, PAVMT	0	0	0	383.00	UT	3.00	3.00	100	2007	2007	3	100	1,149	
2	0260	PAVEMENT-A	0	0	0	7,724.00	UT	1.85	1.85	100	2007	2007	3	100	14,289	
3	0119	MASONRY WA	0	0	0	236.00	UT	7.50	7.50	100	2007	2007	3	100	1,770	
4	0164	CONC BIN	0	0	0	220.00	UT	14.00	14.00	100	2007	2007	3	100	3,080	

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	1100	C	STORE 1FLR	0		CI	0.00	0.00	17,859.60	SF		1.00	1.00	0.90	15.00	13.50	241,105							