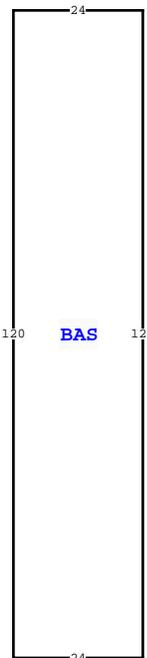




| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|---------------------|--------------|---------|
| ELEMENT | CD | | |
| Exterior Wall | 15 | CONC BLOCK | 100 |
| Roof Structur | 10 | STEEL FRME | 100 |
| Roof Cover | 12 | MODULAR MT | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floo | 14 | CARPET | 90 |
| Interior Floo | 15 | HARDTILE | 10 |
| Ceiling | 01 | FIN.SUSPD | 100 |
| Air Condition | 06 | ENG CENTRL | 100 |
| Heating Type | 09 | ENG F AIR | 100 |
| Fixtures | | 6 | 100 |
| Frame | 03 | MASONRY | 100 |
| Story Height | | 10 | 100 |
| RMS | | 5 | 100 |
| Stories | 1. | 1. | 100 |
| Units | | 0 | 100 |
| Condition Adj | 03 | 03 | 100 |
| Quality | 05 | 05 | |
| 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 |
| BAS | 2,880 | 100 | |
| TOTALS | 2,880 | | 123,678 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | |
|--------------------|------------|-----------|-------------|----------------|----------------|-----|-----|------|------|------|--------|-------------------|------------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | |
| 1 | OFFICE LOW | 0% | - 2023 | | | | | | | | | Heated Area: 2880 | HX Base Yr |



| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 3 | 2 |
|---------------------------|--|-------------|----------|
| VALUATION SUMMARY | | | |
| VALUATION BY | | | STANDARD |
| Tax Group: 2 | | Tax Dist: | |
| BUILDING MARKET VALUE | | | 285,329 |
| TOTAL MARKET OB/XF VALUE | | | 6,297 |
| TOTAL LAND VALUE - MARKET | | | 163,125 |
| TOTAL MARKET VALUE | | | 454,751 |
| SOH/AGL Deduction | | | 0 |
| ASSESSED VALUE | | | 454,751 |
| TOTAL EXEMPTION VALUE | | | 0 |
| BASE TAXABLE VALUE | | | 454,751 |
| TOTAL JUST VALUE | | | 454,751 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 458,636 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|------------|
| 18718 | REMODEL | 205 | 09/12/2001 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1474/1025 | 8/29/2022 | WD Q | Q | I | 01 | 510,000 |
| GRANTOR: DOMINOS PROPERTIES, L | | | | | | |
| GRANTEE: OLIVIA RAE INVESTME | | | | | | |
| 1425/1737 | 9/30/2020 | WD U | U | I | 11 | 100 |
| GRANTOR: STEPHEN N KIRALY | | | | | | |
| GRANTEE: DOMINOS PROPERTIES, | | | | | | |

| EXTRA FEATURES | | 158 SW DOMINOS WAY, 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 | 0253 | LIGHTING | 0 | 0 | 0 | 4.00 | UT | 100.00 | 100.00 | 100 | 1993 | 1993 | 3 | 100 | 400 | |
| 2 | 0260 | PAVEMENT-A | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2002 | 2002 | 3 | 100 | 5,897 | |

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

| BUILDING NOTES | |
|----------------|--|
| | |

| BUILDING DIMENSIONS | |
|---------------------------|--|
| BAS= W24 S120 E24 N120\$. | |

| 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 | 1100 | C | STORE 1FLR | 0 | | CI | 0.00 | 0.00 | 21,750.00 | SF | | 1.00 | 1.00 | 0.50 | 15.00 | 7.50 | 163,125 | | | | | | | |

