

COMM NW COR, RUN E 1675.73 FT TO  
 POB, CONT E 1888.5 FT TO NE COR  
 NE1/4, RUN S 502.11 FT TO N R/W

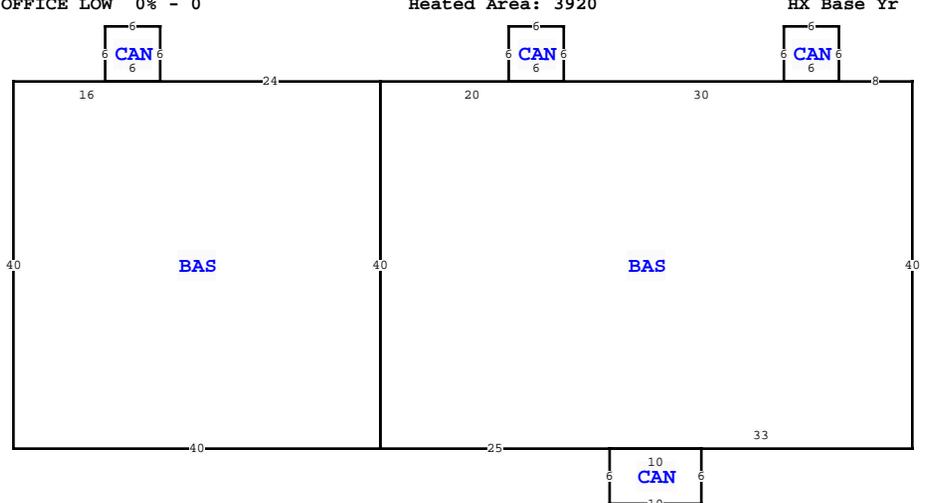
MAYO FERTILIZER INC  
 P O BOX 357  
 MAYO, FL 32066

**2026**

36-3S-17-07463-002  


| ELEMENT          |                  | CD                 | CONSTRUCTION |              |                      |
|------------------|------------------|--------------------|--------------|--------------|----------------------|
| Exterior Wall    | 32               | HARDIE BRD         | 80           |              |                      |
| Exterior Wall    | 20               | FACE BRICK         | 20           |              |                      |
| Roof Structure   | 04               | WOOD TRUSS         | 100          |              |                      |
| Roof Cover       | 14               | PREFIN MT          | 100          |              |                      |
| Interior Wall    | 05               | DRYWALL            | 100          |              |                      |
| Interior Floor   | 08               | SHT VINYL          | 50           |              |                      |
| Interior Floor   | 14               | CARPET             | 50           |              |                      |
| Ceiling          | 01               | FIN.SUSPD          | 100          |              |                      |
| Air Condition    | 06               | ENG CENTRL         | 100          |              |                      |
| Heating Type     | 09               | ENG F AIR          | 100          |              |                      |
| Fixtures         |                  | 7                  | 100          |              |                      |
| Frame            | 02               | WOOD FRAME         | 100          |              |                      |
| Story Height     |                  | 9                  | 100          |              |                      |
| RMS              |                  | 15                 | 100          |              |                      |
| Stories          | 1.               | 1.                 | 100          |              |                      |
| Units            |                  | 0                  | 100          |              |                      |
| Condition Adj    | 03               | 03                 | 100          |              |                      |
| Quality          | 05               | 05                 |              |              |                      |
| DOR CODE         | 4700             | MINERAL PROCESSING |              |              |                      |
| MAP NUM          |                  | MKT AREA           |              | 06           |                      |
| NEIGHBORHOOD/LOC | 36317.00         | 1.00/              |              |              |                      |
| AREA TYPE        | TOTAL GROSS AREA | PCT OF BASE        | YEAR         | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS              | 1,600            | 100                |              | 1,600        | 100,172              |
| BAS              | 2,320            | 100                |              | 2,320        | 145,249              |
| CAN              | 36               | 30                 |              | 11           | 689                  |
| CAN              | 36               | 30                 |              | 11           | 689                  |
| CAN              | 36               | 30                 |              | 11           | 689                  |
| CAN              | 60               | 30                 |              | 18           | 1,127                |
| TOTALS           | 4,088            |                    |              | 3,971        | 248,615              |

| 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%        | - 0         |                | Heated Area: 3920 |     |     |      |      | HX Base Yr |        |



| COLUMBIA COUNTY PROPERTY  |           | PAGE 1 of 6 | 2 |
|---------------------------|-----------|-------------|---|
| VALUATION BY              |           | STANDARD    |   |
| Tax Group: 2              | Tax Dist: |             |   |
| BUILDING MARKET VALUE     |           | 4,728,674   |   |
| TOTAL MARKET OB/XF VALUE  |           | 361,322     |   |
| TOTAL LAND VALUE - MARKET |           | 482,000     |   |
| TOTAL MARKET VALUE        |           | 5,571,996   |   |
| SOH/AGL Deduction         |           | 0           |   |
| ASSESSED VALUE            |           | 5,571,996   |   |
| TOTAL EXEMPTION VALUE     |           | 0           |   |
| BASE TAXABLE VALUE        |           | 5,571,996   |   |
| TOTAL JUST VALUE          |           | 5,571,996   |   |
| NCON VALUE                |           | 0           |   |
| INCOME VALUE              |           |             |   |
| PREVIOUS YEAR MKT VALUE   |           | 5,335,574   |   |

| PERMIT NUM | DESCRIPTION       | AMT    | ISSUED     |
|------------|-------------------|--------|------------|
| 000054178  | Roof Replacement  | 57,000 | 10/01/2025 |
| 000049175  | New Commercial Co | 55,000 | 02/08/2024 |
| 33801      | COMMERCIAL        | 15,227 | 03/02/2016 |
| 31656      | ADDN COMM         | 675    | 12/19/2013 |
| 30323      | ADDN COMM         | 491    | 07/27/2012 |
| 24909      | COMMERCIAL        | 823    | 08/24/2006 |

| SALES DATA                    |           |           |       |       |        |            |
|-------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number             | DATE      | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1040/2006                     | 3/10/2005 | WD        | Q     | V     |        | 445,500    |
| GRANTOR: ANDERSON COLUMBIA CO |           |           |       |       |        |            |
| GRANTEE: MAYO FERTILIZER INC  |           |           |       |       |        |            |
| 0885/0663                     | 7/15/1999 | WD        | Q     | V     |        | 134,400    |
| GRANTOR: MUTUAL DISTRIBUTORS  |           |           |       |       |        |            |
| GRANTEE: ANDERSON COLUMBIA C  |           |           |       |       |        |            |

| 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              | 0283       | RR SPUR     | 0   | 0   | 0  | 0  | 1.00      | UT | 0.00  | 0.00           | 100       | 2006    | 2006        | 3 | 100    | 114,600         |       |
| 2              | 0140       | CLFENCE 6   | 0   | 0   | 0  | 0  | 4,906.00  | UT | 9.50  | 9.50           | 75        | 2006    | 2006        | 3 | 75     | 34,955          |       |
| 3              | 0161       | 3-STRAND B  | 0   | 0   | 0  | 0  | 4,906.00  | UT | 1.75  | 1.75           | 75        | 2006    | 2006        | 3 | 75     | 6,439           |       |
| 4              | 0040       | BARN, POLE  | 0   | 0   | 0  | 0  | 960.00    | UT | 3.00  | 3.00           | 100       | 2007    | 2007        | 3 | 100    | 2,880           |       |
| 5              | 0260       | PAVEMENT-A  | 0   | 0   | 0  | 0  | 89,350.00 | UT | 1.85  | 1.85           | 100       | 2007    | 2007        | 3 | 100    | 165,298         |       |
| 7              | 0166       | CONC, PAVMT | 0   | 0   | 0  | 0  | 860.00    | UT | 2.50  | 2.50           | 100       | 2008    | 2008        | 3 | 100    | 2,150           |       |
| 8              | 0040       | BARN, POLE  | 0   | 0   | 24 | 40 | 960.00    | UT | 10.00 | 10.00          | 100       | 2008    | 2008        | 3 | 100    | 9,600           |       |
| 9              | 0294       | SHED WOOD/  | 0   | 0   | 10 | 20 | 200.00    | UT | 12.00 | 12.00          | 100       | 2008    | 2008        | 3 | 100    | 2,400           |       |
| 10             | 0166       | CONC, PAVMT | 0   | 0   | 0  | 0  | 1,500.00  | UT | 2.00  | 2.00           | 100       | 2016    | 2016        | 3 | 100    | 3,000           |       |
| 11             | 0040       | BARN, POLE  | 0   | 0   | 40 | 50 | 2,000.00  | UT | 10.00 | 10.00          | 100       | 2026    | 2025        |   | 100    | 20,000          |       |

| LAND USE |          |     |                      |     |     |          |       |       |             |           |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|----------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|-----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| 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        | 4700     | C   | MINERAL PR           | 0   |     |          | 0.00  | 0.00  | 24.10       | AC        |     | 1.00      | 1.00   | 1.00    | 20,000.00  | 20,000.00      | 482,000    |                             |      |         |      |     |    |        |

| BUILDING NOTES  |  |  |  |  |  |  |  |  |  |  |  |
|---|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[ORIG=-2,0] W8 W30 W20 S40 E25 E33 N40 \$<br>BAS=[ORIG=-60,0] W24 W16 S40 E40 N40 \$<br>CAN=[ORIG=-35,40] E10 S6 W10 N6 \$<br>CAN=[ORIG=-10,0] N6 W6 S6 E6 \$<br>CAN=[ORIG=-40,0] N6 W6 S6 E6 \$<br>CAN=[ORIG=-84,0] N6 W6 S6 E6 \$ |  |  |  |  |  |  |  |  |  |  |  |

| LAND DESCRIPTION |  |  |  |  |  |  |  |  |  |  |  | TOTAL OB/XF |  |  |  |  |  |  |  |  |  |  |  |
|------------------|--|--|--|--|--|--|--|--|--|--|--|-------------|--|--|--|--|--|--|--|--|--|--|--|
|                  |  |  |  |  |  |  |  |  |  |  |  | 361,322     |  |  |  |  |  |  |  |  |  |  |  |

COMM NW COR, RUN E 1675.73 FT TO  
POB, CONT E 1888.5 FT TO NE COR  
NE1/4, RUN S 502.11 FT TO N R/W

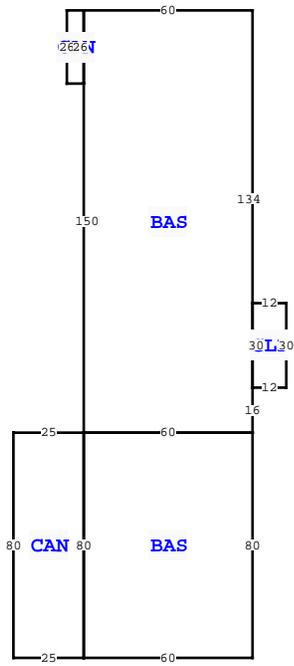
MAYO FERTILIZER INC  
P O BOX 357  
MAYO, FL 32066

**2026**

36-3S-17-07463-002  


| ELEMENT          |                         | CD          | CONSTRUCTION |
|------------------|-------------------------|-------------|--------------|
| Exterior Wall    | 27                      | PREFIN      | MTL 100      |
| Roof Structur    | 10                      | STEEL       | FRME 100     |
| Roof Cover       | 12                      | MODULAR     | MT 100       |
| Interior Wall    | 01                      | MINIMUM     | 100          |
| Interior Floo    | 04                      | C ABOVE     | GD 100       |
| Ceiling          | 04                      | NONE        | 100          |
| Air Condition    | 01                      | NONE        | 100          |
| Heating Type     | 01                      | NONE        | 100          |
| Plumbing         | 0                       |             | 100          |
| Frame            | 05                      | STEEL       | 100          |
| Story Height     | 16                      |             | 100          |
| RMS              | 0                       |             | 100          |
| Stories          | 1.                      | 1.          | 100          |
| Units            | 0                       |             | 100          |
| Condition Adj    | 03                      | 03          | 100          |
| Quality          | 05                      | 05          |              |
| DOR CODE         | 4700 MINERAL PROCESSING |             |              |
| MAP NUM          |                         | MKT AREA    | 06           |
| NEIGHBORHOOD/LOC | 36317.00 1.00/          |             |              |
| AREA TYPE        | TOTAL GROSS AREA        | PCT OF BASE | YEAR         |
| BAS              | 4,800                   | 100         |              |
| BAS              | 9,000                   | 100         |              |
| CAN              | 156                     | 30          |              |
| CAN              | 2,000                   | 30          |              |
| CLP              | 360                     | 60          |              |
| TOTALS           | 16,316                  |             |              |

| MARKET ADJUSTMENTS                                |     |           |             |                |                |      |      |      |      |       |        |  |  |
|---|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|--|--|
| TYPE  | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM  | % COND |  |  |
| 8700  | 06  | 14,663    | 129.7920    | 51.92          | 761,303        | 2006 | 2006 | 0    | 0    | 21.00 | 79.00  |  |  |
| 2 PREF M B A 0% - 0 Heated Area: 13800 HX Base Yr |     |           |             |                |                |      |      |      |      |       |        |  |  |



| COLUMBIA COUNTY PROPERTY  |           |  | PAGE 2 of 6 | 2 |
|---------------------------|-----------|--|-------------|---|
| VALUATION SUMMARY         |           |  |             |   |
| VALUATION BY              |           |  | STANDARD    |   |
| Tax Group: 2              | Tax Dist: |  |             |   |
| BUILDING MARKET VALUE     |           |  | 4,728,674   |   |
| TOTAL MARKET OB/XF VALUE  |           |  | 361,322     |   |
| TOTAL LAND VALUE - MARKET |           |  | 482,000     |   |
| TOTAL MARKET VALUE        |           |  | 5,571,996   |   |
| SOH/AGL Deduction         |           |  | 0           |   |
| ASSESSED VALUE            |           |  | 5,571,996   |   |
| TOTAL EXEMPTION VALUE     |           |  | 0           |   |
| BASE TAXABLE VALUE        |           |  | 5,571,996   |   |
| TOTAL JUST VALUE          |           |  | 5,571,996   |   |
| NCON VALUE                |           |  | 0           |   |
| INCOME VALUE              |           |  |             |   |
| PREVIOUS YEAR MKT VALUE   |           |  | 5,335,574   |   |

| PERMIT NUM | DESCRIPTION | AMT    | ISSUED     |
|------------|-------------|--------|------------|
| 24910      | COMMERCIAL  | 1,024  | 08/24/2006 |
| 24807      | COMMERCIAL  | 10,535 | 08/01/2006 |

| SALES DATA                    |           |           |       |       |        |            |
|-------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number             | DATE      | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1040/2006                     | 3/10/2005 | WD        | Q     | V     |        | 445,500    |
| GRANTOR: ANDERSON COLUMBIA CO |           |           |       |       |        |            |
| GRANTEE: MAYO FERTILIZER INC  |           |           |       |       |        |            |
| 0885/0663                     | 7/15/1999 | WD        | Q     | V     |        | 134,400    |
| GRANTOR: MUTUAL DISTRIBUTORS  |           |           |       |       |        |            |
| GRANTEE: ANDERSON COLUMBIA C  |           |           |       |       |        |            |

| 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 |
|                |            |             |         |   |   |       |    |       |                |           |         |             |   |        |                 |       |

| TOTAL OB/XF |  |  |  |  |  |  |  |  |  |  |  |  |  | 0 |  |  |
|-------------|--|--|--|--|--|--|--|--|--|--|--|--|--|---|--|--|
|             |  |  |  |  |  |  |  |  |  |  |  |  |  |   |  |  |

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

| BUILDING DIMENSIONS  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS= W60 CAN= W25 S80 E25 N80\$ S80 E60 N80\$ BAS= N16 CLP= E12 N30 W12 S30\$ N134 W60 CAN= W6 S26 E6 N26 \$ S150 E60\$. |  |  |  |  |  |  |  |  |  |  |  |  |  |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |       |             |           |     |          |        | TOTAL OB/XF |            |                |            |                             |      |         |      |     |    |        |  |  |  | 0 |  |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|----------|--------|-------------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|--|--|--|---|--|
| 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 |  |  |  |   |  |
|                  |          |     |                      |     |     |          |       |       |             |           |     |          |        |             |            |                |            |                             |      |         |      |     |    |        |  |  |  |   |  |







