

# Columbia County Property Appraiser

Jeff Hampton

**2023 Working Values**

updated: 7/6/2023

Parcel: << **36-3S-16-02611-024 (10672)** >>

## Owner & Property Info

Result: 1 of 1

|              |                                                                                                                                                                                                                                                                                               |              |          |
|--------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------|----------|
| Owner        | <b>INLAND DIVERSIFIED LAKE CITY COMMONS LLC</b><br>30 SOUTH MERIDIAN ST STE 1100<br>INDIANAPOLIS, IN 46204                                                                                                                                                                                    |              |          |
| Site         | 295 NW COMMONS LOOP, LAKE CITY<br>255 NW COMMONS LOOP                                                                                                                                                                                                                                         |              |          |
| Description* | COMM AT NE COR OF SE1/4 OF SE 1/4 OF SEC,<br>RUN S 21.10 FT TO N R/W US HWY 90 (SAID PT<br>BEING ON A CRV), RUN SW ALONG R/W, 195.82<br>FT, CONT S 64 DG W 508.63 FT, S 63 DG W<br>498.86 FT FOR POB, CONT S 63 DG W 141.71 FT<br>TO PT ON A CRV, RUN SW'RLY ALONG CRV,<br>54.39 F ...more>>> |              |          |
| Area         | 10.17 AC                                                                                                                                                                                                                                                                                      | S/T/R        | 36-3S-16 |
| Use Code**   | REGIONAL<br>SHOPPING (1500)                                                                                                                                                                                                                                                                   | Tax District | 1        |

\*The Description above is not to be used as the Legal Description for this parcel in any legal transaction.

\*\*The Use Code is a FL Dept. of Revenue (DOR) code and is not maintained by the Property Appraiser's office. Please contact your city or county Planning & Zoning office for specific zoning information.

## Property & Assessment Values

| 2022 Certified Values |                                                                           | 2023 Working Values |                                                                           |
|-----------------------|---------------------------------------------------------------------------|---------------------|---------------------------------------------------------------------------|
| Mkt Land              | \$1,017,000                                                               | Mkt Land            | \$1,017,000                                                               |
| Ag Land               | \$0                                                                       | Ag Land             | \$0                                                                       |
| Building              | \$4,704,567                                                               | Building            | \$4,672,000                                                               |
| XFOB                  | \$469,328                                                                 | XFOB                | \$469,328                                                                 |
| Just                  | \$6,190,895                                                               | Just                | \$6,158,330                                                               |
| Class                 | \$0                                                                       | Class               | \$0                                                                       |
| Appraised             | \$6,190,895                                                               | Appraised           | \$6,158,330                                                               |
| SOH Cap [?]           | \$0                                                                       | SOH Cap [?]         | \$0                                                                       |
| Assessed              | \$6,190,895                                                               | Assessed            | \$6,158,330                                                               |
| Exempt                | \$0                                                                       | Exempt              | \$0                                                                       |
| Total Taxable         | county:\$6,190,895<br>city:\$6,190,895<br>other:\$0<br>school:\$6,190,895 | Total Taxable       | county:\$6,158,330<br>city:\$6,158,330<br>other:\$0<br>school:\$6,158,330 |

Aerial Viewer Pictometry Google Maps

2022 2019 2016 2013 2010 ☒ Sales



## ▼ Sales History

| Sale Date | Sale Price   | Book/Page | Deed | V/I | Qualification (Codes) | RCode |
|-----------|--------------|-----------|------|-----|-----------------------|-------|
| 7/15/2010 | \$10,557,000 | 1198/0345 | WD   | I   | U                     | 15    |
| 7/15/2010 | \$100        | 1198/0341 | QC   | I   | U                     | 11    |
| 6/28/2007 | \$200,000    | 1124/0466 | WD   | V   | U                     |       |
| 6/28/2007 | \$200,000    | 1124/0461 | WD   | V   | U                     |       |
| 6/28/2007 | \$925,000    | 1124/0456 | WD   | V   | U                     |       |
| 6/28/2007 | \$925,000    | 1124/0451 | WD   | V   | U                     |       |

## ▼ Building Characteristics

| Bldg Sketch            | Description*      | Year Blt | Base SF | Actual SF | Bldg Value  |
|------------------------|-------------------|----------|---------|-----------|-------------|
| <a href="#">Sketch</a> | SUPER MRKT (4200) | 2008     | 46750   | 48746     | \$2,778,807 |
| <a href="#">Sketch</a> | SHOP REGNL (4000) | 2008     | 22547   | 22547     | \$1,893,195 |

\*Bldg\_Desc determinations are used by the Property Appraisers office solely for the purpose of determining a property's Just Value for ad valorem tax purposes and should not be used for any other purpose.

▼ **Extra Features & Out Buildings** [\(Codes\)](#)

| Code | Desc             | Year Blt | Value        | Units     | Dims  |
|------|------------------|----------|--------------|-----------|-------|
| 0295 | SPKLR SYS FIRE   | 2008     | \$81,253.00  | 46430.00  | 0 x 0 |
| 0253 | LIGHTING         | 2008     | \$37,500.00  | 25.00     | 0 x 0 |
| 0166 | CONC,PAVMT       | 2008     | \$11,453.00  | 5090.00   | 0 x 0 |
| 0260 | PAVEMENT-ASPHALT | 2008     | \$290,738.00 | 181711.00 | 0 x 0 |
| 0215 | HYDRA LEVELERS   | 2008     | \$7,000.00   | 2.00      | 0 x 0 |
| 0295 | SPKLR SYS FIRE   | 2008     | \$36,764.00  | 21008.00  | 0 x 0 |
| 0164 | CONC BIN         | 2008     | \$4,620.00   | 420.00    | 0 x 0 |

▼ **Land Breakdown**

| Code | Desc             | Units     | Adjustments             | Eff Rate      | Land Value  |
|------|------------------|-----------|-------------------------|---------------|-------------|
| 1500 | SH CTR REG (MKT) | 10.170 AC | 1.0000/1.0000 1.0000/ / | \$100,000 /AC | \$1,017,000 |

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