

BEG NE COR OF SWL/4 OF SE1/4, RU
W 447 FT, N 440 FT TO N LINE OF
NE ALONG CO RD 438.7 FT, S 64.20

COLUMBIA COUNTY, FLORIDA
P O BX 1529
LAKE CITY, FL 32056-1529

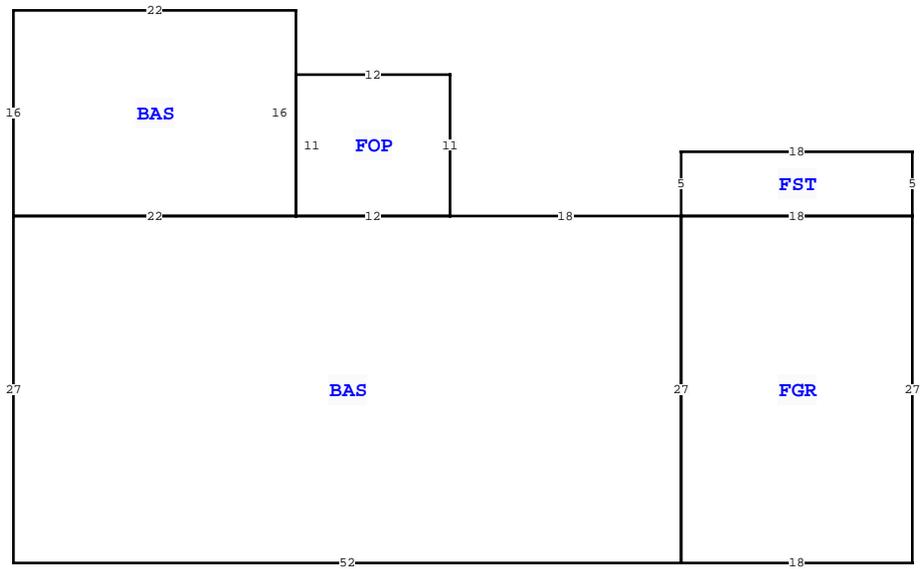
2026

03-3S-16-01953-001



ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 50
Exterior Wall	25	MOD METAL 50
Roof Structure	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	0% - 0										Heated Area: 1756 HX Base Yr	



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	352	100		352	29,455
BAS	1,404	100		1,404	117,488
FGR	486	55		267	22,343
FOP	132	30		40	3,348
FST	90	55		50	4,184
TOTALS	2,464			2,113	176,818

1084 NW OOSTERHOUDT LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/15/2025
INC DATE		AG DATE	MLU

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	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
2	0296	SHED METAL	0	0	0	0	1.00	UT	500.00	500.00	50	0	0	3	50	250	
3	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
4	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2013	2013	3	100	1,200	
5	0040	BARN, POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	3,500	

TOTAL OB/XF 6,250

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	8600	C	COUNTY	0		A-1	0.00	0.00	4.93	AC		1.00	1.00	1.00	7,000.00	7,000.00	34,510							

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE		176,818		
TOTAL MARKET OB/XF VALUE		6,250		
TOTAL LAND VALUE - MARKET		34,510		
TOTAL MARKET VALUE		217,578		
SOH/AGL Deduction		6,397		
ASSESSED VALUE		211,181		
TOTAL EXEMPTION VALUE	03	211,181		
BASE TAXABLE VALUE		0		
TOTAL JUST VALUE		217,578		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		217,578		

SALE:2:1: (FAMILY)
SALE:1:1: ITS A FAMILY AFFAIR!!!!

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38493	MAINT/ALTR	75	08/19/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0930/2197	4/17/2001	WD Q	Q	I	01	100
GRANTOR: P OOSTERHOUDT (FEE SI)						
GRANTEE: COLUMBIA COUNTY FLO						
0930/2195	4/17/2001	WD Q	Q	I	01	100
GRANTOR: P OOSTERHOUDT (FEE SI)						
GRANTEE: COLUMBIA COUNTY FLO						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W18 FOP= N11 W12 S11 E12\$ W12 BAS= N16 W22 S16 E22\$
W22S27 E52 FGR= E18 N27 W18 S27\$ N27 FST= E18 N5 W18 S5\$.