

COMM NE COR OF SE1/4, S 378.57 F
 CONT S 623.23 FT, TO N R/W OF CR
 W 296.88 FT TO CURVE, NW 204.45

STRICKLAND BRENT/STRICKLAND CARRIE
 5233 NW FALLING CREEK RD
 WHITE SPRINGS, FL 32096

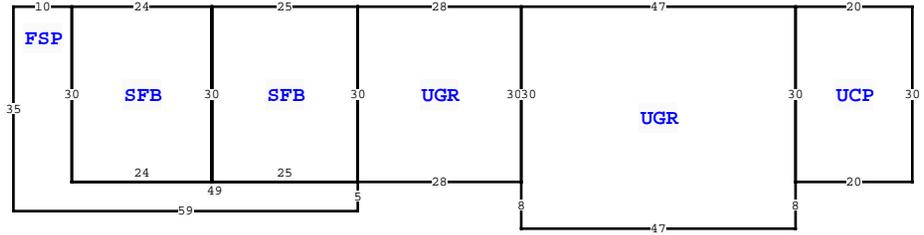
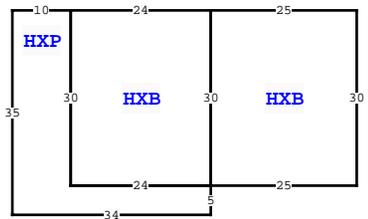
2026

13-2S-16-01603-004



ELEMENT		CD	CONSTRUCTION		
Exterior Wall	12		CEDAR	50	
Exterior Wall	31		VINYL SID	50	
Roof Structure	03		GABLE/HIP	100	
Roof Cover	12		MODULAR MT	100	
Interior Wall	05		DRYWALL	100	
Interior Floor	06		VINYL ASB	100	
Air Condition	03		CENTRAL	100	
Heating Type	04		AIR DUCTED	100	
Bedrooms			2	100	
Bathrooms			2	100	
Frame			N/A	100	
Stories	1.5		1.5	100	
Architectural Units	05		CONV	100	
Condition Adj	03		03	100	
Kitchen Adjus	01		01	100	
Quality	05		05		
DOR CODE	5000 IMPROVED AG				
MAP NUM		MKT AREA	03		
NEIGHBORHOOD/LOC	13216.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
FSP	595	40		238	9,725
HXB	720	100		720	29,421
HXB	750	100		750	30,647
HXP	470	30		141	5,762
SFB	720	80		576	23,537
SFB	750	80		600	24,518
UCP	600	20		120	4,904
UGR	840	45		378	15,446
UGR	1,786	45		804	32,853
TOTALS	7,231			4,327	176,812

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	4,327	104.2388	116.75	505,177	1991	1991	0	30	0 35.00	35.00
1 SINGLE FAM 100% - 2023 Heated Area: 2940 HX Base Yr 2023											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 2	
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	248,547		
TOTAL MARKET OB/XF VALUE	17,300		
TOTAL LAND VALUE - MARKET	104,445		
TOTAL MARKET VALUE	291,992		
SOH/AGL Deduction	10,131		
ASSESSED VALUE	281,861		
TOTAL EXEMPTION VALUE	51,411		
BASE TAXABLE VALUE	230,450		
TOTAL JUST VALUE	370,292		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	370,292		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053561	Electrical Servic		07/11/2025
39510			03/23/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1420/2463	10/02/2020	WD	U	I	11	100
GRANTOR: CARL W BULLARD SR AS						
GRANTEE: BRENT & CARRIE STRI						
1413/1568	6/12/2020	WD	U	I	11	100
GRANTOR: CARL W BULLARD SR (SI						
GRANTEE: BRENT & CARRIE STRI						

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	0296	SHED METAL	0 100	12	24	1.00	UT	0.00	0.00	100	0	0	3	100	500	
2	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	2013	2013	3	100	1,200	
3	0070	CARPORT UF	0 100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
4	0252	LEAN-TO W/	0 100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
5	9945	Well/Sept	0 100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
6	0166	CONC,PAVMT	0 100	20	30	600.00	UT	2.00	2.00	100	2018	2018	3	100	1,200	
7	9947	Septic	0 100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
8	0081	DECKING WI	0 100	0	0	1.00	UT	1,800.00	1,800.00	100	2023	2022		100	1,800	
9	0261	PRCH, UOP	0 100	0	0	1.00	UT	1,500.00	1,500.00	100	2023	2022		100	1,500	
10	0081	DECKING WI	0 100	0	0	1.00	UT	600.00	600.00	100	2023	2022		100	600	

LAND USE																							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		A-1	0.00	0.00	1.37	AC	1.00	1.00	1.00	5,500.00	5,500.00	7,535							
2	0200	C	MBL HM	0					2.62	AC	1.00	1.00	1.00	5,500.00	5,500.00	14,410							
3	6200	A	PASTURE 3	100					15.00	AC	1.00	1.00	1.00	280.00	280.00	4,200							
4	9910	M	MKT.VAL.AG	100					15.00	AC	1.00	1.00	1.00	5,500.00	5,500.00	82,500							

LAND DESCRIPTION											
TOTAL OB/XF											
17,300											

BUILDING NOTES											
BUILDING DIMENSIONS											
UGR= N30 W28 SFB= S30 N30 W25 SFB= S30 N30 W24 FSP= W10 S35 E59 N5 W49 N30 S S30 E24 N30S S30 E25 N30S S30 E28 UGR= S8 E47 N8 UCP= E20 N30 W20 S30S N30 W47 S30S PTR=N50 W28 HXP= N5 HXB= E25 N30 W25 S30S HXB= N30 W24 S30 E24S W24 N30 W10 S35 E34S E28 S50S.											

