

(AKA PART OF LOT 13, LEON MCCALL
DESC AS): COMM NW COR OF SW1/4 O
RUN S 481.16 FT TO INTERS OF W E

GULF STREAM LLC
PO BOX 871360
VANOUVER, WA 98687

2026

22-3S-16-02265-001


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																				VALUATION BY Tax Group: 2 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 11,508 TOTAL LAND VALUE - MARKET 20,100 TOTAL MARKET VALUE 31,608 SOH/AGL Deduction 0 ASSESSED VALUE 31,608 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 31,608 TOTAL JUST VALUE 31,608 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 31,608											
DOR CODE 0700 MISC IMPROVED																				PERMIT NUM 7039 DESCRIPTION M H AMT 60 ISSUED 04/12/1993											
MAP NUM NEIGHBORHOOD/LOC 22316.00 1.00/																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS																				BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE											
EXTRA FEATURES										SALES DATA																					
185 NW JERRI PL, LAKE CITY										OFF RECORD Number DATE TYPE INST Q / V / RSN CD SALE PRICE 1324/0819 9/20/2016 QC U V 11 2,100 GRANTOR: TAX EASE OF FLORIDA R GRANTEE: GULF STREAM LLC 1286/1590 12/15/2014 TD U V 18 2,900 GRANTOR: CLERK OF COURT GRANTEE: TAX EASE OF FLORIDA																					
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	0081	DECKING WI	0	0	8	11	88.00	UT	7.00	7.00	100	2018	2018	3	100	616															
2	0166	CONC, PAVMT	0	0	0	0	446.00	UT	2.00	2.00	100	2018	2018	3	100	892															
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000															
4	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000															
										TOTAL OB/XF										11,508											
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	0700	C	MISC RES	0		RSF/MH	0.00	0.00	1.34	AC		1.00	1.00	1.00	15,000.00	15,000.00	20,100														
REVIEW DATE 02/20/2023 BY ks Total Acres: 1.34 Total Land Value: 20,100 Market: 0 Agricultural: 0 Common: 20,100 PRINTED 06/09/2026 BY SYS																															