

COMM NW COR OF SEC, RUN SE  
374.71 FT FOR POB, CONT SE  
374.71 FT, S 950.73 FT, NW

STREICHER JOSEPHINE R TRUSTEE  
3101 W US HWY 90  
LAKE CITY, FL 32055

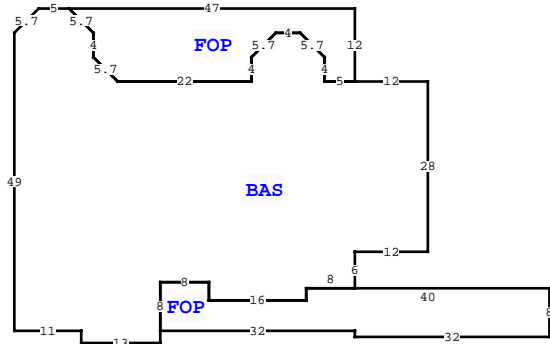
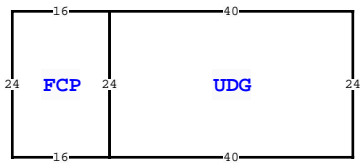
2026

26-3S-16-02306-008



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	80
Interior Floo	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		3	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
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	26316.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,686	100	
FCP	384	25	
FOP	436	30	
FOP	456	30	
UDG	960	55	
TOTALS	4,922		

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		468,611	2001	2001	0	0	35.00	65.00	Heated Area: 2686 HX Base Yr	



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	0166	CONC, PAVMT	0	0	0	0	8,060.00	UT	1.50	1.50	100	2001	2001	3	100	12,090	
2	0080	DECKING	0	0	0	0	1.00	UT	1,200.00	1,200.00	40	2001	2001	3	40	480	
3	0169	FENCE/WOOD	0	0	0	0	304.00	UT	7.50	7.50	100	2001	2001	3	100	2,280	

TOTAL OB/XF													
14,850													

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0133	C	SFR LAKE	0		00	0.00	0.00	1.00	LT		1.00	1.00	0.90	225,000.00	202,500.00	202,500							

TOTAL OB/XF													
14,850													

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			304,597
TOTAL MARKET OB/XF VALUE			14,850
TOTAL LAND VALUE - MARKET			202,500
TOTAL MARKET VALUE			521,947
SOH/AGL Deduction			0
ASSESSED VALUE			521,947
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			521,947
TOTAL JUST VALUE			521,947
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			518,900
LAND:1:4: ADJ FOR LESS LAND AREA			
LAND:1:3: LAKE JEFFREY FRONTAGE			
LAND:1:2: ALSO OWNS PARCEL 02305-007			
LAND:1:1: 4.00 AC UPLANDS; 8.22 AC TOTAL			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049361	Roof Replacement	12,945	03/05/2024
17875	SFR	474	01/29/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1075/0559	1/31/2006	WD	Q	I	01	0
GRANTOR: JOSEPHINE STREICHER						
GRANTEE: JOSEPHINE STREICHER						
0482/0074	1/01/1982	WD	Q	V		40,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W12 FOP= N12 W47 D4 R4 S4 D4 R4 E22 N4 U4 R4 E4 R4 D4 S4 E5 W5 N4 U4 L4 W4 L4 D4 S4 W22 L4 U4 N4 L4 U4 W5 D4 L4 S49 E11 S2 E13 N2 FOP= E32 S1 E32 N8 W40 S2 W16 N3 W8 S8 N8 E8 S3 E16 N2 E8 N6 E12 N28 PTR= N40 UDG= N24 W40 FCP= W16 S24 E16 N24 S24 E40 S40 S.									