ALL, EX SW1/4 OF SW1/4 OF NW1/4
SW1/4 OF SW1/4 & EX THAT PART LY
RUN ROAD & EX 1 AC FOR MOBILE HO

OOSTERHOUDT F. SAMUEL III AND GERRI M JOINT LIVING
409 NE PEACEFUL DR.
LAKE CITY, FL 32055

2027

33-2S-17-04829-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5600	TIMBERLAND 70-79	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	33217.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	834,870
TOTAL MARKET VALUE	58,701
SOH/AGL Deduction	0
ASSESSED VALUE	58,701
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	58,701
TOTAL JUST VALUE	834,870
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	834,870

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19264	SFR	410	02/25/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1539/797	4/28/2025	WD	U	I	11	0
GRANTOR: OOSTERHOUDT F S III						
GRANTEE: OOSTERHOUDT F. SAMU						
1263/1038	10/16/2013	WD	U	V	30	100
GRANTOR: J C MARSH & SONS INC						
GRANTEE: F S OOSTERHOUDT 111						

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	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

LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	5600	A	TIMBER 3	0		A-1	0.00	0.00	197.79	AC		1.00	1.00	1.00	281.00	281.00	55,579							
2	5910	A	SWAMP/CYPRES	0		A-1	0.00	0.00	74.00	AC		1.00	1.00	1.00	40.00	40.00	2,960							
3	5997	A	RIVERS/BAYS/	0		A-1	0.00	0.00	6.50	AC		1.00	1.00	1.00	25.00	25.00	162							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	278.29	AC		1.00	1.00	1.00	3,000.00	3,000.00	834,870							

REVIEW DATE 04/14/2025 BY MLU Total Acres: 278.29 Total Land Value: 58,701 Market: 834,870 Agricultural: 58,701 Common: 0 PRINTED 11/17/2026 BY SYS