COMM NE COR, RUN S 1673.78 FT, W CONT W 166 FT, N 130 FT, NE'LY 5 S 166 FT TO POB.

STREER TERRAN L/HUDSON GOLDIE
195 SW EUPHORIA GLN
LAKE CITY, FL 32024

2027

36-4S-16-03299-006

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 01

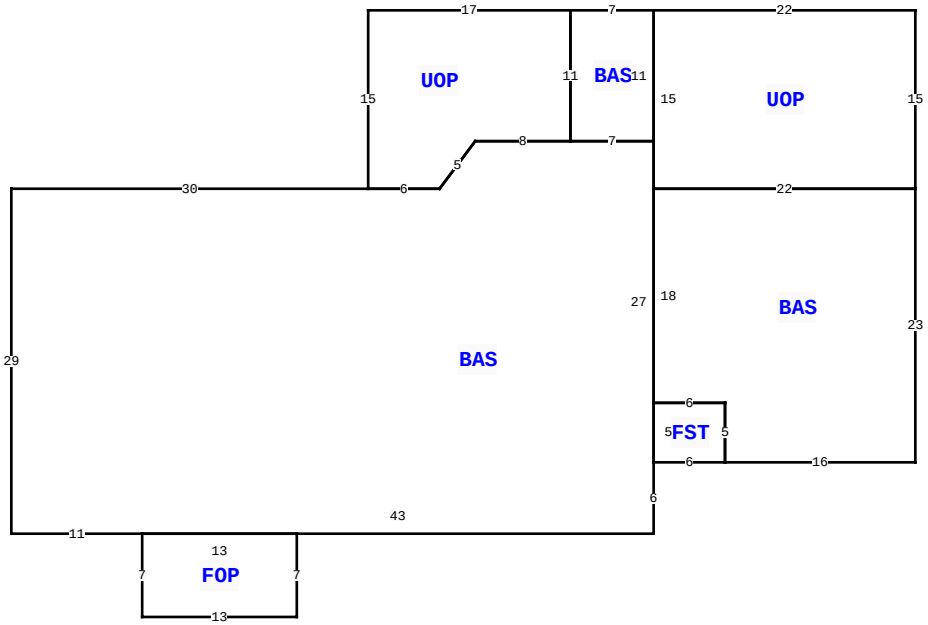
NEIGHBORHOOD/LOC 36416.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	77	100		77	6,814
BAS	476	100		476	42,120
BAS	1,632	100		1,632	144,411
FOP	91	30		27	2,389
FST	30	55		16	1,416
UOP	217	20		43	3,805
UOP	330	20		66	5,840
TOTALS	2,853			2,337	206,795

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,337	113.2960	124.63	291,260	1996	1996	0	0	0	29.00	71.00

1 SINGLE FAM 100% - 2008 Heated Area: 2185 HX Base Yr 2008



427 SW EUPHORIA GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/15/2026 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	206,795
TOTAL MARKET OB/XF VALUE	2,433
TOTAL LAND VALUE - MARKET	13,690
TOTAL MARKET VALUE	222,918
SOH/AGL Deduction	99,887
ASSESSED VALUE	123,031
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	71,620
TOTAL JUST VALUE	222,918
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	226,668

PERMIT NUM	DESCRIPTION	AMT	ISSUED
10441	SFR	235	11/13/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1122/1900	2/01/2007	WD	Q	I	06	100
GRANTOR: WAYNE SR, GOLDIE K &						
GRANTEE: TERRAN STREER, WAYN						
1098/1290	6/07/2006	WD	Q	I	01	48,500
GRANTOR: JEFFREY R & LISA R LE						
GRANTEE: WAYNE T SR & WAYNE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W30 S29 E11 E43 N6 N27 W7 W8 D4L3 W6 $
BAS=[ORIG=30,23] E16 N23 W22 S18 E6 S5 $
UOP=[ORIG=46,0] N15 W22 S15 E22 $
UOP=[ORIG=17,-4] N11 W17 S15 E6 U4R3 E8 $
FOP=[ORIG=-19,29] S7 E13 N7 W13 $
BAS=[ORIG=24,-4] N11 W7 S11 E7 $
FST=[ORIG=24,23] E6 N5 W6 S5 $
.

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
1	0166	CONC,PAVMT	0	100	0	0	339.00	UT	1.50	1.50	75	1996	1996	3	75	381	
2	0166	CONC,PAVMT	0	100	0	0	411.00	UT	1.50	1.50	75	1998	1998	3	75	462	
3	0166	CONC,PAVMT	0	100	60	4	240.00	UT	2.25	2.25	100	2009	2009	3	100	540	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	650	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 2,433

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	0100	C	SFR	100		A-1	0.00	0.00	0.62	AC		1.00	1.00	1.38	16,000.00	22,080.00	13,690							

REVIEW DATE 01/28/2026 BY KS Total Acres: 0.62 Total Land Value: 13,690 Market: 0 Agricultural: 0 Common: 13,690 PRINTED 11/17/2026 BY SYS