COMM SE COR OF SEC, RUN N 93.99
N 344.55 FT, W 122.26 FT, S 342.
FT TO POB.

STEINMANN LORETTA S
166 SE HORACE WITT WAY
LAKE CITY, FL 32025

2026

34-5S-17-09514-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

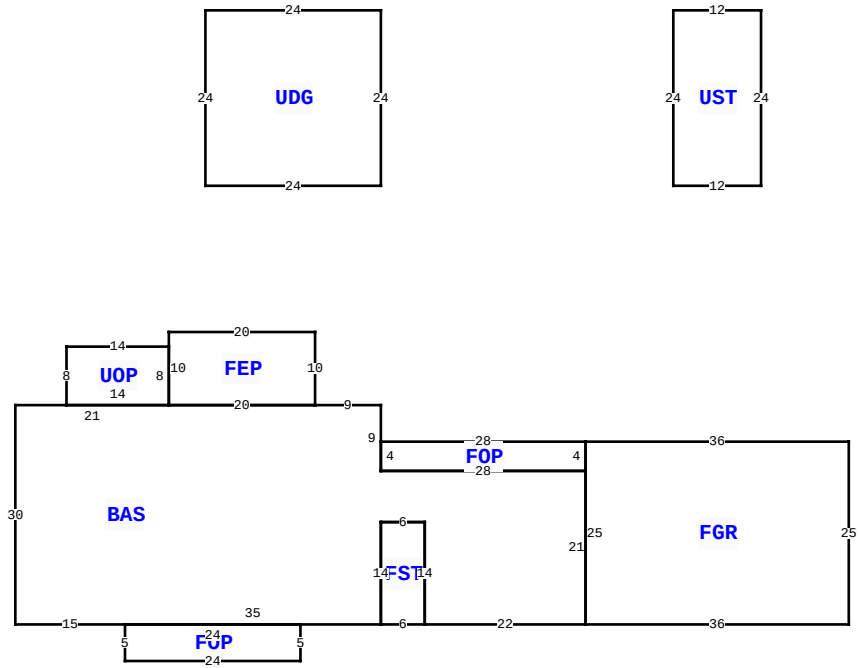
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	34517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,004	100		2,004	171,514
FEP	200	80		160	13,694
FGR	900	55		495	42,365
FOP	112	30		34	2,910
FOP	120	30		36	3,081
FST	84	55		46	3,937
UDG	576	55		317	27,130
UOP	112	20		22	1,883
UST	288	45		130	11,126
TOTALS	4,396			3,244	277,639

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,244	117.5625	131.67	427,137	1968	1968	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 2004 HX Base Yr



166 SE HORACE WITT WAY, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/24/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		277,639
TOTAL MARKET OB/XF VALUE		17,086
TOTAL LAND VALUE - MARKET		13,800
TOTAL MARKET VALUE		308,525
SOH/AGL Deduction		161,936
ASSESSED VALUE		146,589
TOTAL EXEMPTION VALUE	HX HB WX	56,411
BASE TAXABLE VALUE		90,178
TOTAL JUST VALUE		308,525
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		308,525

LAND:1:1: JOINS 9518-002

SALE:1:1: 2 PARCELS - 1 DEED

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052934	Roof Replacement	8,390	04/25/2025
000052935	Roof Replacement	22,590	04/25/2025
19621	PUMP/UTPOL	30	06/06/2002
19525	GARAGE	140	05/09/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0639/0527	12/16/1987	WD	U	I		60,000

GRANTOR:COBB L J & MAURINE

GRANTEE:STEINMANN E JAMES &

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W9 FEP= N10 W20 S10 E20$ W20 UOP= N8 W14 S8 E14 $ W21 S30 E15 FOP= S5 E24 N5 W24$ E35 FST= E6 N14W6 S14$ N14 E6 S14 E22 FGR= E36 N25 W36 S25$ N21 FOP= N4 W28 S4 E28$ W28 N9$ PTR= N30 UDG= N24 W24 S24 E24$ S30$ PTR= N30 E40 UST= E12 N24 W12 S24$ S30 W40$.

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0280	POOL R/CON	0	100	16	32	512.00	UT	70.00	70.00	100	1968	1968	3	40	14,336	
3	0080	DECKING	0	100	12	20	1.00	UT	0.00	0.00	100	1993	1993	3	100	250	
4	0296	SHED METAL	0	100	12	20	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
5	0251	LEAN TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	400	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	

LAND DESCRIPTION

TOTAL OB/XF 17,086

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	0.92	AC		1.00	1.00	1.00	15,000.00	15,000.00	13,800							

REVIEW DATE 05/13/2025 BY chuck Total Acres: 0.92 Total Land Value: 13,800 Market: 0 Agricultural: 0 Common: 13,800 PRINTED 02/25/2026 BY SYS