E 497 FT OF W 994 FT OF SW1/4 OF
929-1667,

LAND KENNETH D
236 NW LANDSEND CT
LAKE CITY, FL 32055

2026

23-3S-15-00186-003

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

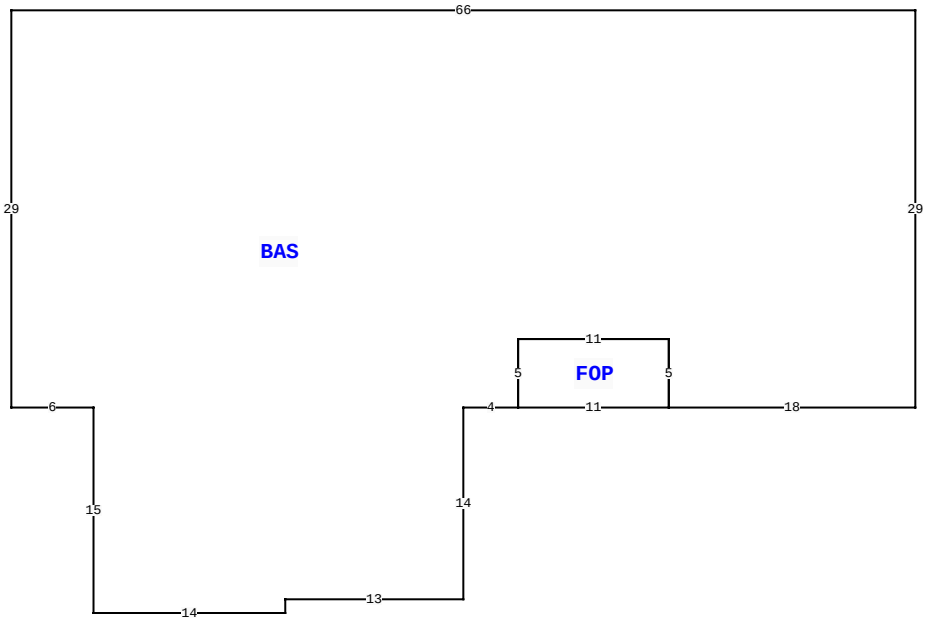
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	23315.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,251	100		2,251	123,929
FOP	55	30		16	881
TOTALS	2,306			2,267	124,810

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0210	01	2,267	108.8000	100.10	226,927	2007	2007	0	0	0	45.00	55.00

2 MODULAR 1 100% - 2002 Heated Area: 2251 HX Base Yr 2002



236 NW LANDSEND CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		124,810
TOTAL MARKET OB/XF VALUE		3,050
TOTAL LAND VALUE - MARKET		80,815
TOTAL MARKET VALUE		141,117
SOH/AGL Deduction		12,491
ASSESSED VALUE		128,626
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		77,904
TOTAL JUST VALUE		208,675
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		215,483

LAND:4:1: PART OF THIS LAND IS SWAMPY

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049579	Roof Replacement	16,000	04/09/2024
25439	SFR	275	01/19/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0929/1667	6/21/2001	WD	Q	V		33,400

GRANTOR: J E & EVELYN JESSUP
GRANTEE: KENNETH D LAND

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S29 E6 S15 E14 N1 E13 N14 E4 FOP= E11 N5 W11 S5$ N5 E11 S5 E18 N29$.

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	2007	2007	3	100	1,200	
2	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,800	
3	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	50	

LAND DESCRIPTION

TOTAL OB/XF 3,050

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	0201	C	MOD HOME	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	7,000.00	7,000.00	7,000							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	14.06	AC		1.00	1.00	1.00	445.00	445.00	6,257							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	14.06	AC		1.00	1.00	0.75	7,000.00	5,250.00	73,815							

REVIEW DATE 04/29/2024 BY JS Total Acres: 15.06 Total Land Value: 13,257 Market: 73,815 Agricultural: 6,257 Common: 7,000 PRINTED 11/19/2025 BY SYS