

COMM NW COR OF SEC, RUN E 1188.0
FT TO N R/W SHANNON AVE, E ALONG
TO SW COR LOT 12 FOR POB, RUN N

SPARKS JAMES C JR
305 SW RANDALL TERR
LAKE CITY, FL 32024

2026

25-4S-16-03153-035



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	05	AVERAGE 20
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	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	06
NEIGHBORHOOD/LOC	25416.040	1.00/	

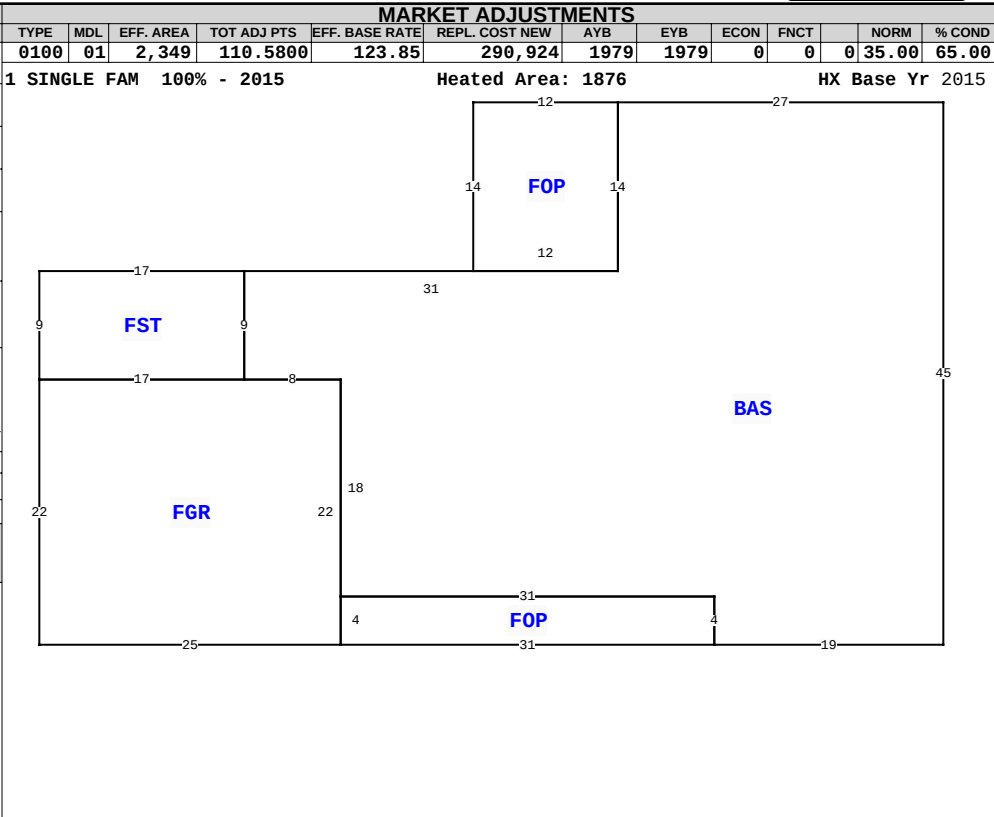
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,876	100		1,876	151,023
FGR	550	55		302	24,312
FOP	124	30		37	2,978
FOP	168	30		50	4,025
FST	153	55		84	6,762

TOTALS	2,871			2,349	189,101
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	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,500	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0280	POOL R/CON	0	100	16	32	512.00	UT	87.50	87.50	100	1987	1987	3	40	17,920	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	200	
5	0282	POOL ENCL	0	100	20	36	720.00	UT	15.00	15.00	100	2014	2014	3	45	4,860	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	
7	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,200	
8	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	
9	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	

LAND DESCRIPTION						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	
1	0100	C	SFR	100		

REVIEW DATE 06/26/2019 BY KR Total Acres: 0.67 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 PRINTED 10/02/2025 BY SYS



BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

305 SW RANDALL TER, LAKE CITY

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION SUMMARY					
VALUATION BY		STANDARD			
Tax Group: 2		Tax Dist:			
BUILDING MARKET VALUE		189,101			
TOTAL MARKET OB/XF VALUE		31,380			
TOTAL LAND VALUE - MARKET		22,500			
TOTAL MARKET VALUE		242,981			
SOH/AGL Deduction		147,220			
ASSESSED VALUE		95,761			
TOTAL EXEMPTION VALUE		HX HB 50,722			
BASE TAXABLE VALUE		45,039			
TOTAL JUST VALUE		242,981			
NCON VALUE		0			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		243,413			

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1468/1842	4/06/2022	LE	U	I	14	100	
GRANTOR: SPARKS JAMES C JR							
GRANTEE: BOUTWELL VICTORIA L							
1286/0210	12/09/2014	WD	Q	I	01	128,000	
GRANTOR: JUDITH L WOJTOWICZ (E							
GRANTEE: JAMES C JR & SUSAN							

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W27 FOP= W12 S14 E12 N14\$ S14 W31 FST= W17 S9 E17 N9\$ S9 FGR= W17 S22 E25 N22 W8\$ E8 S18 FOP= S4 E31 N4 W31\$ E31 S4 E19 N45\$.	