

COMM SW COR OF NE1/4 OF SE1/4, N
CONT N 165 FT, E 337.64 FT TO W
ST, S 165 FT, W 339.07 FT TO POB

SANDERS THOMAS ALLAN
270 NW MADELIENE TER
LAKE CITY, FL 32055

2026

28-3S-16-02366-027



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 70
Interior Floo	06	VINYL ASB 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
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		06
NEIGHBORHOOD/LOC	28316.040	1.00/

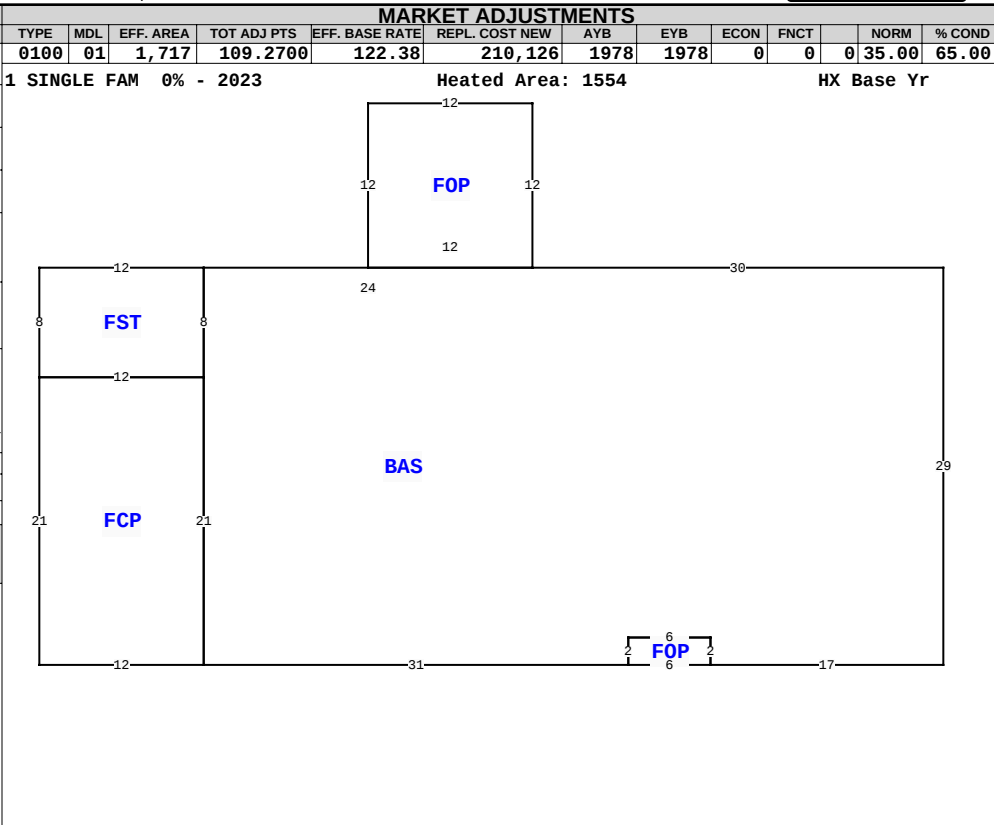
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,554	100		1,554	123,616
FCP	252	25		63	5,012
FOP	12	30		4	319
FOP	144	30		43	3,420
FST	96	55		53	4,216

TOTALS	2,058			1,717	136,582
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0296	SHED METAL	0	0	0	0	1.00	UT	0.00
2	0264	PRCH,FSP	0	0	0	0	1.00	UT	0.00
3	0040	BARN,POLE	0	0	20	20	400.00	UT	2.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	0		RSF/MH	0.00	0.00	1.28

REVIEW DATE	03/07/2023	BY	KS
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270 NW MADELIENE TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2022
INC DATE		AG DATE	MLU

TOTAL OB/XF									
2,000									

Total Acres:	1.28	Total Land Value:	16,640	Market:	0	Agricultural:	0
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COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			2
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	136,582		
TOTAL MARKET OB/XF VALUE	2,000		
TOTAL LAND VALUE - MARKET	16,640		
TOTAL MARKET VALUE	155,222		
SOH/AGL Deduction	0		
ASSESSED VALUE	155,222		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	155,222		
TOTAL JUST VALUE	155,222		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	155,222		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042754	Roof Replacement	12,960	09/15/2021

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1199/2362	8/20/2010	PB U	I	I	30	100	

GRANTOR: THOMAS A SANDERS, JAM

GRANTEE: THOMAS A SANDERS

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BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 FOP= N12 W12 S12 E12\$ W24 FST= W12 S8 E12 N8\$S8 FCP= W12 S21 E12 N21\$ S21E31 FOP= E6 N2 W6 S2\$ N2 E6 S2 E17 N29\$.

OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

Common: 16,640 PRINTED 10/03/2025 BY SYS