

BEG 1238.88 FT E & 333.68 FT S O
 OF SEC, RUN S 822.74 FT TO N R/W
 A CO RD, NW ALONG R/W 412.88 FT,

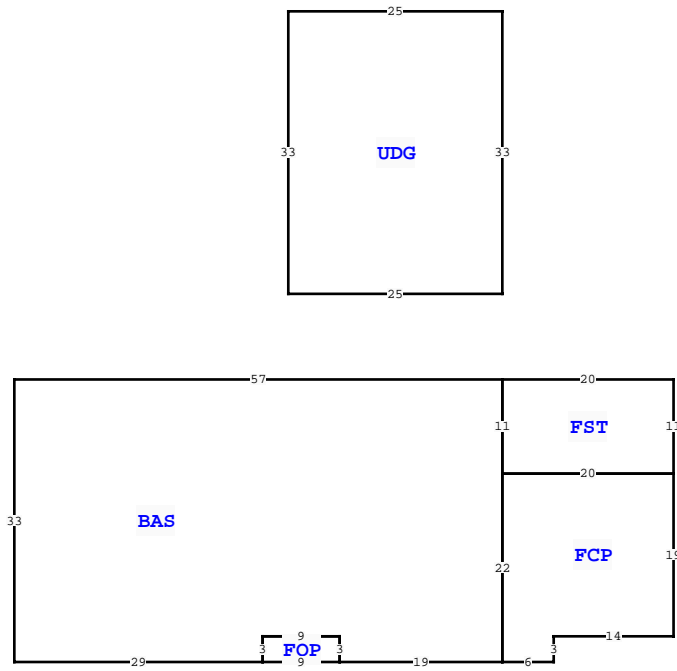
SANDERS JAMES E/SANDERS GLENDA B
 371 NW CASTERLINE GLEN
 LAKE CITY, FL 32055

2026

20-3S-16-02197-002

| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|---------------|------|
| ELEMENT | CD | | |
| Exterior Wall | 19 | COMMON BRK | 100 |
| Roof Structur | 03 | GABLE/HIP | 100 |
| Roof Cover | 03 | COMP SHNGL | 100 |
| Interior Wall | 02 | WALL BD/WD | 100 |
| Interior Floor | 06 | VINYL ASB | 90 |
| Interior Floor | 14 | CARPET | 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 |
| Architctual | 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 | 20316.00 | 1.00/ | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 1,854 | 100 | |
| FCP | 398 | 25 | |
| FOP | 27 | 30 | |
| FST | 220 | 55 | |
| UDG | 825 | 55 | |
| TOTALS | 3,324 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | | |
|--|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|-------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | |
| 0100 | 01 | 2,537 | 92.6400 | 103.76 | 263,239 | 1977 | 1977 | 0 | 0 | 0 | 35.00 | 65.00 |
| 1 SINGLE FAM 100% - 0 Heated Area: 1854 HX Base Yr | | | | | | | | | | | | |



| COLUMBIA COUNTY PROPERTY | | | |
|---------------------------|-----------|--|-------------|
| VALUATION SUMMARY | | | PAGE 1 of 2 |
| VALUATION BY | | | STANDARD |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 197,870 |
| TOTAL MARKET OB/XF VALUE | | | 14,197 |
| TOTAL LAND VALUE - MARKET | | | 78,805 |
| TOTAL MARKET VALUE | | | 290,872 |
| SOH/AGL Deduction | | | 115,272 |
| ASSESSED VALUE | | | 175,600 |
| TOTAL EXEMPTION VALUE | HX HB SX | | 101,411 |
| BASE TAXABLE VALUE | | | 74,189 |
| TOTAL JUST VALUE | | | 290,872 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 286,727 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|------------|
| 28970 | MAINT/ALTR | 30 | 11/01/2010 |

| SALES DATA | | | | | | |
|--------------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1345/1685 | 10/06/2017 | LE | U | I | 14 | 100 |
| GRANTOR: JAMES E & GLENDA B SA | | | | | | |
| GRANTEE: JAMES E SANDERS & T | | | | | | |
| 1228/0830 | 1/20/2012 | LE | U | I | 30 | 100 |
| GRANTOR: JAMES E & GLENDA B SA | | | | | | |
| GRANTEE: JAMES E SANDERS & T | | | | | | |

| EXTRA FEATURES | | | | | | | | | | | | |
|----------------|------------|-------------|-----|-----|----|----|--------|----|----------|----------------|-----------|---------|
| L N | OB/XF CODE | DESCRIPTION | BLD | CAP | L | W | UNITS | UT | Adj R | ADJ UNIT PRICE | ORIG COND | YEAR ON |
| 1 | 0180 | FPLC 1STRY | 0 | 100 | 0 | 0 | 1.00 | UT | 2,000.00 | 2,000.00 | 100 | 1993 |
| 2 | 0294 | SHED WOOD/ | 0 | 100 | 8 | 8 | 64.00 | UT | 5.50 | 5.50 | 100 | 1993 |
| 3 | 0021 | BARN,FR AE | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 |
| 4 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 |
| 5 | 0264 | PRCH,FSP | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2018 |
| 6 | 9945 | Well/Sept | 0 | 0 | 0 | 0 | 1.00 | UT | 7,000.00 | 7,000.00 | 100 | 2018 |
| 7 | 0083 | DOCK-LAKE | 0 | 100 | 10 | 10 | 100.00 | UT | 11.50 | 11.50 | 50 | 2018 |
| 8 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 1.00 | UT | 1,200.00 | 1,200.00 | 100 | 2023 |
| 9 | 0296 | SHED METAL | 0 | 100 | 0 | 0 | 1.00 | UT | 1,200.00 | 1,200.00 | 100 | 2023 |

| TOTAL OB/XF | | | | | | | | | | | | |
|-------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|----------|
| 14,197 | | | | | | | | | | | | |
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPH FACT |
| 1 | 0100 | C | SFR | 100 | | A-1 | 0.00 | 0.00 | 5.20 | AC | | 1.00 |
| 2 | 9520 | C | LAKE | 100 | | 00 | 0.00 | 0.00 | 2.00 | AC | | 1.00 |
| 3 | 0000 | C | VAC RES | 100 | | A-1 | 0.00 | 0.00 | 2.09 | AC | | 1.00 |
| 4 | 0200 | C | MBL HM | 0 | | | 0.00 | 0.00 | 1.00 | AC | | 1.00 |

| BUILDING NOTES | | | |
|----------------|--|------------|--|
| BLD DATE | | | |
| XF DATE | | | |
| INC DATE | | | |
| LGL DATE | | 05/04/2026 | |
| LAND DATE | | MLU | |
| AG DATE | | | |

| BUILDING DIMENSIONS | | | |
|---|--|--|--|
| BAS= W57 S33 E29 FOP= E9 N3 W9 S33 N3 E9 S3 E19 FCP= E6 N3 E14 N19 W20 S22\$ N22 FST= E20 N11 W20 S11\$ N11\$ PTR=N10 UDG= N33 W25 S33 E25\$ S10\$. | | | |

| LAND DESCRIPTION | | | | | | | | | | | | |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|----------|
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPH FACT |
| 1 | 0100 | C | SFR | 100 | | A-1 | 0.00 | 0.00 | 5.20 | AC | | 1.00 |
| 2 | 9520 | C | LAKE | 100 | | 00 | 0.00 | 0.00 | 2.00 | AC | | 1.00 |
| 3 | 0000 | C | VAC RES | 100 | | A-1 | 0.00 | 0.00 | 2.09 | AC | | 1.00 |
| 4 | 0200 | C | MBL HM | 0 | | | 0.00 | 0.00 | 1.00 | AC | | 1.00 |

BEG 1238.88 FT E & 333.68 FT S O
 OF SEC, RUN S 822.74 FT TO N R/W
 A CO RD, NW ALONG R/W 412.88 FT,

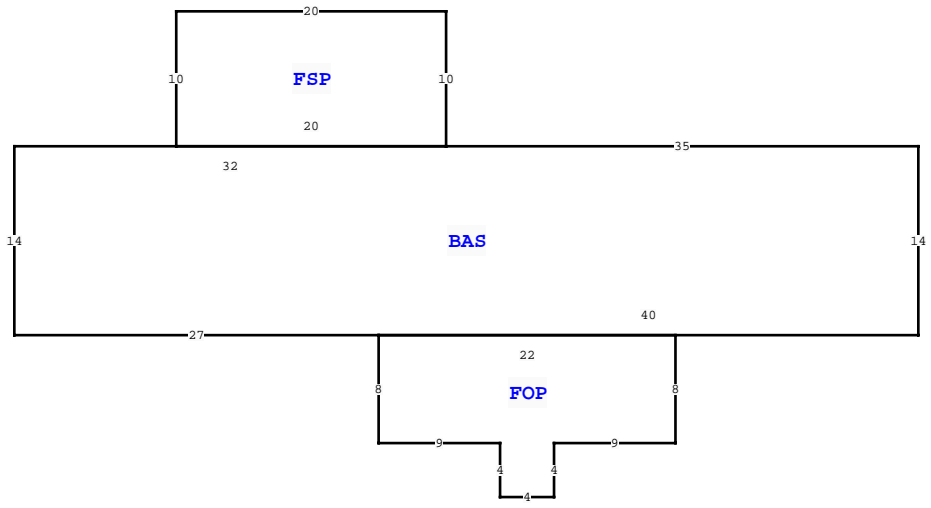
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20-3S-16-02197-002

| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|----------------|--------------|
| ELEMENT | CD | | |
| Exterior Wall | 05 | AVERAGE 100 | |
| Roof Structur | 03 | GABLE/HIP 100 | |
| Roof Cover | 12 | MODULAR MT 100 | |
| Interior Wall | 04 | PLYWOOD 100 | |
| Interior Floo | 12 | HARDWOOD 80 | |
| Interior Floo | 08 | SHT VINYL 20 | |
| Air Condition | 03 | CENTRAL 100 | |
| Heating Type | 02 | CONVECTION 100 | |
| Bedrooms | | 3 100 | |
| Bathrooms | | 2 100 | |
| Stories | 1. | 1. 100 | |
| Architectual | 01 | CONV 100 | |
| Units | | 0 100 | |
| Condition Adj | 03 | 03 100 | |
| Kitchen Adjus | 01 | 01 100 | |
| Quality | 03 | 03 | |
| DOR CODE | 0100 | SINGLE FAMILY | |
| MAP NUM | | MKT AREA | 01 |
| NEIGHBORHOOD/LOC | 20316.00 | 1.00/ | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 938 | 100 | |
| FOP | 192 | 35 | |
| FSP | 200 | 40 | |
| TOTALS | 1,330 | | 1,085 26,765 |

| MARKET ADJUSTMENTS | | | | | | | | | | | |
|---|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |
| 0800 | 02 | 1,085 | 102.7800 | 61.67 | 66,912 | 1982 | 1982 | 0 | 0 | 60.00 | 40.00 |
| 2 MOBILE HME 0% - 0 Heated Area: 938 HX Base Yr | | | | | | | | | | | |



| COLUMBIA COUNTY PROPERTY | | PAGE 2 of 2 | 3 |
|---------------------------|-----------|-------------|----------|
| VALUATION SUMMARY | | | |
| VALUATION BY | | | STANDARD |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 197,870 |
| TOTAL MARKET OB/XF VALUE | | | 14,197 |
| TOTAL LAND VALUE - MARKET | | | 78,805 |
| TOTAL MARKET VALUE | | | 290,872 |
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| PREVIOUS YEAR MKT VALUE | | | 286,727 |

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|------------|-------------|-----|--------|
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| SALES DATA | | | | | | |
|--------------------------------|------------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1345/1685 | 10/06/2017 | LE U | | I | 14 | 100 |
| GRANTOR: JAMES E & GLENDA B SA | | | | | | |
| GRANTEE: JAMES E SANDERS & T | | | | | | |
| 1228/0830 | 1/20/2012 | LE U | | I | 30 | 100 |
| GRANTOR: JAMES E & GLENDA B SA | | | | | | |
| GRANTEE: JAMES E SANDERS & T | | | | | | |

| BLD DATE | | LGL DATE | |
|----------|----------|------------|---------|
| XF DATE | INC DATE | LAND DATE | AG DATE |
| | | 05/04/2026 | MLU |

BUILDING DIMENSIONS
 BAS= W35 FSP= N10 W20 S10 E20\$ W32 S14 E27 FOP= S8 E9 S4 E4 N4 E9 N8 W22\$ E40 N14\$.

| 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 |
| | | | | | | | | | | | | | | | | |

| LAND DESCRIPTION | | | | | | | | | | | | TOTAL OB/XF | | | | | | | | | | | | |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|-------------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
| | | | | | | | | | | | | | | | | | | | | | | | | |