COMM NW COR OF NW 1/4 OF SW 1/4,
625.59 FT, S 250.43 FT TO POB, S
1508.60 FT TO POINT OF WESTRLY M

LANG JAMES WILLIAM JR
3198 SW CYPRESS LAKE RD
LAKE CITY, FL 32024

2026

26-4S-15-00400-004

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5000	IMPROVED AG	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	26415.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	110,110
TOTAL MARKET VALUE	2,203
SOH/AGL Deduction	0
ASSESSED VALUE	2,203
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	2,203
TOTAL JUST VALUE	110,110
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	95,095

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1512/2301	4/09/2024	LE	U	V	14	100
GRANTOR: LANG JAMES WILIAM JR						
GRANTEE: LANG JAMES WILLIAM						
1506/2523	3/07/2024	PB	U	V	18	0
GRANTOR: CLERK OF COURT (LANG						
GRANTEE: LANG JAMES WILLIAM						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	5910	A	SWAMP/CYPRES	0		A-1	0.00	0.00	2.50	AC		1.00	1.00	1.00	40.00	40.00	100							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	7.51	AC		1.00	1.00	1.00	280.00	280.00	2,103							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	10.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,110							

REVIEW DATE 05/06/2026 BY MLU Total Acres: 10.01 Total Land Value: 2,203 Market: 110,110 Agricultural: 2,203 Common: 0 PRINTED 06/09/2026 BY SYS