COMM SW COR OF SE1/4 OF NW1/4, N
CONT N 635.50 FT, E 1390.73 FT T
LAKE RD, S 30.08 FT, W 675.31 FT

SANDAGE HARGIS/SANDAGE MARY P
236 SW PARADISE GLEN
LAKE CITY, FL 32024

2027

26-4S-15-00401-025

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 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
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG

MAP NUM | MKT AREA 02

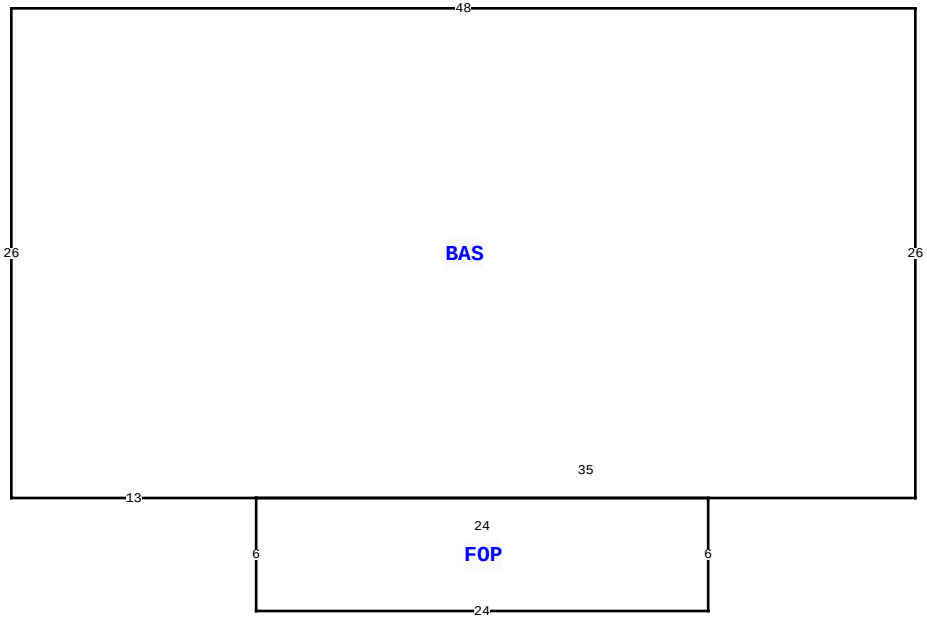
NEIGHBORHOOD/LOC 26415.020 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100		1,248	97,976
FOP	144	30		43	3,376
TOTALS	1,392			1,291	101,353

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,291	109.8000	120.78	155,927	1996	1996	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 1997 Heated Area: 1248 HX Base Yr 1997



236 SW PARADISE GLN, LAKE CITY

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

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	0030	BARN,MT	0	0	32	32	1,024.00	UT	4.88	4.88	100	1999	1999	3	100	4,997	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	400	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	1,500.00	1,500.00	100	2026	2025		100	1,500	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	101,353
TOTAL MARKET OB/XF VALUE	13,897
TOTAL LAND VALUE - MARKET	109,340
TOTAL MARKET VALUE	128,753
SOH/AGL Deduction	37,706
ASSESSED VALUE	91,047
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	39,636
TOTAL JUST VALUE	224,590
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	226,436

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042464	Electrical Servic	0	08/02/2021
25159	M H	606	10/25/2006
14963	PUMP/UTPOL	30	01/25/1999
10702	SFR	215	02/01/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q/U	V/I	RSN CD	SALE PRICE
1345/1279	7/02/2014	WD	U	I	34	100
GRANTOR: TERRY M KELLY TRUSTEE						
GRANTEE: HARGIS T SANDAGE &						
0814/1933	12/12/1995	WD	Q	I	01	2,000
GRANTOR: TERRY M KELLY TRUSTEE						
GRANTEE: HARGIS T SANDAGE &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S26 E13 FOP= S6 E24N6 W24$ E35 N26$.

LAND DESCRIPTION

TOTAL OB/XF 13,897

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	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	8.94	AC		1.00	1.00	1.00	280.00	280.00	2,503							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	8.94	AC		1.00	1.00	1.00	11,000.00	11,000.00	98,340							

REVIEW DATE 10/14/2025 BY JB Total Acres: 9.94 Total Land Value: 13,503 Market: 98,340 Agricultural: 2,503 Common: 11,000 PRINTED 11/17/2026 BY SYS