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

2027

28-3S-16-02366-027

BUILDING CHARACTERISTICS

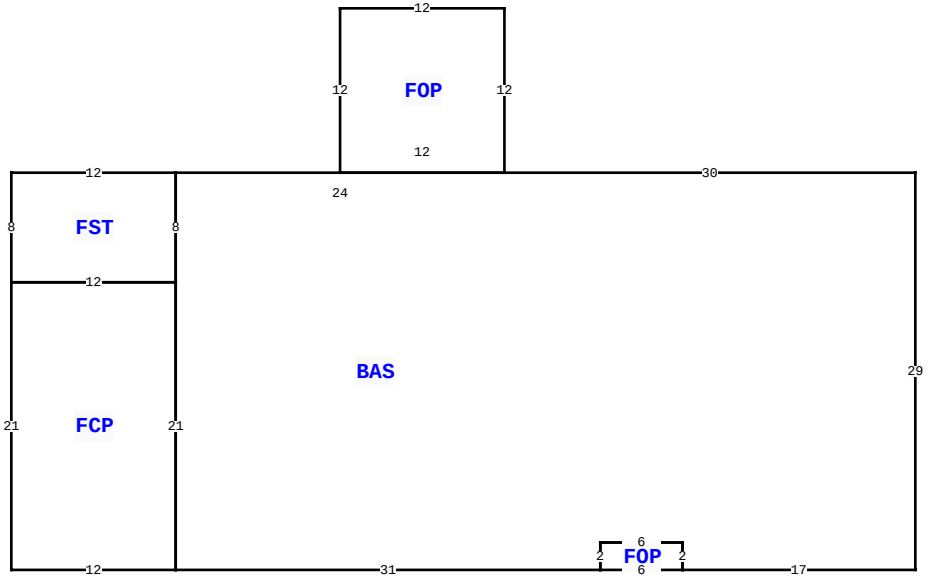
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	06	VINYL ASB 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	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		MKT AREA 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	121,414
FCP	252	25		63	4,922
FOP	12	30		4	313
FOP	144	30		43	3,360
FST	96	55		53	4,141
TOTALS	2,058			1,717	134,149

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,717	109.2700	120.20	206,383	1978	1978	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2023 Heated Area: 1554 HX Base Yr



270 NW MADELIENE TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2022 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	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0264	PRCH,FSP	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
3	0040	BARN,POLE	0	0	20	20	400.00	UT	2.50	2.50	70	1993	1993	3	70	700	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	134,149
TOTAL MARKET OB/XF VALUE	2,000
TOTAL LAND VALUE - MARKET	16,640
TOTAL MARKET VALUE	152,789
SOH/AGL Deduction	0
ASSESSED VALUE	152,789
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	152,789
TOTAL JUST VALUE	152,789
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	30	100

GRANTOR: THOMAS A SANDERS, JAM

GRANTEE: THOMAS A SANDERS

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$.

LAND DESCRIPTION

TOTAL OB/XF 2,000

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	0		RSF/MH	0.00	0.00	1.28	AC		1.00	1.00	1.00	13,000.00	13,000.00	16,640							

REVIEW DATE 03/07/2023 BY KS Total Acres: 1.28 Total Land Value: 16,640 Market: 0 Agricultural: 0 Common: 16,640 PRINTED 11/17/2026 BY SYS