

**S & K RENTAL AND INVESTMENTS LLC**  
6355 SE COUNTY ROAD 245  
LAKE CITY, FL 32025

20-3S-17-05521-001

BUILDING CHARACTERISTICS

CONSTRUCTION

ELEMENT

CD

Exterior Wall

31

VINYL SID 100

Exterior Wall

00

N/A 0

Roof Structur

03

GABLE/HIP 100

Roof Cover

12

MODULAR MT 100

Interior Wall

05

DRYWALL 100

Interior Floo

08

SHT VINYL 50

Interior Floo

14

CARPET 50

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

Units

0

100

Condition Adj

03

03 100

Kitchen Adjus

01

01 100

Quality

05

05

DOR CODE

0200

MOBILE HOME

MAP NUM

MKT AREA

07

NEIGHBORHOOD/LOC

20317.00

1.00/

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,056

100

2024

1,056

55,008

TOTALS

1,056

1,056

55,008

EXTRA FEATURES

123 NW GUERDON ST, LAKE CITY

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

0

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPTH FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

1

0200

C

MBL HM

0

RSF/MH

0.00

0.00

10,000.00

SF

1.00

1.00

1.00

0.50

0.50

5,000

REVIEW DATE

04/05/2023

BY

RP

Total Acres: 0.23

Total Land Value: 5,000

Market: 0

Agricultural: 0

Common: 5,000

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MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0200

02

1,056

115.5000

94.71

100,014

2003

2003

0

0

45.00

55.00

1 MANUF 1

0% - 2024

Heated Area: 1056

HX Base Yr

24

-44

24

-44

BAS  
2024

VALUATION BY

Tax Group: 2

Tax Dist:

STANDARD

BUILDING MARKET VALUE

55,008

TOTAL MARKET OB/XF VALUE

0

TOTAL LAND VALUE - MARKET

5,000

TOTAL MARKET VALUE

60,008

SOH/AGL Deduction

0

ASSESSED VALUE

60,008

TOTAL EXEMPTION VALUE

0

BASE TAXABLE VALUE

60,008

TOTAL JUST VALUE

60,008

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

60,008

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

1443/84

7/23/2021

QC U

V V

11

100

GRANTOR:S & K RENTAL AND INVE

GRANTEE:S & K RENTAL AND IN

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=19,11] E44 S24 W44 N24 \$