

LOT 1 & 2 BLOCK 3 PINEMOUNT VILL
556-115, 663-369, DC 1494-909, W

FENTER CHARLOTTE L/FENTER CHRISTOPHER
127 SW ANN PL
LAKE CITY, FL 32024

2026

34-3S-16-02474-001



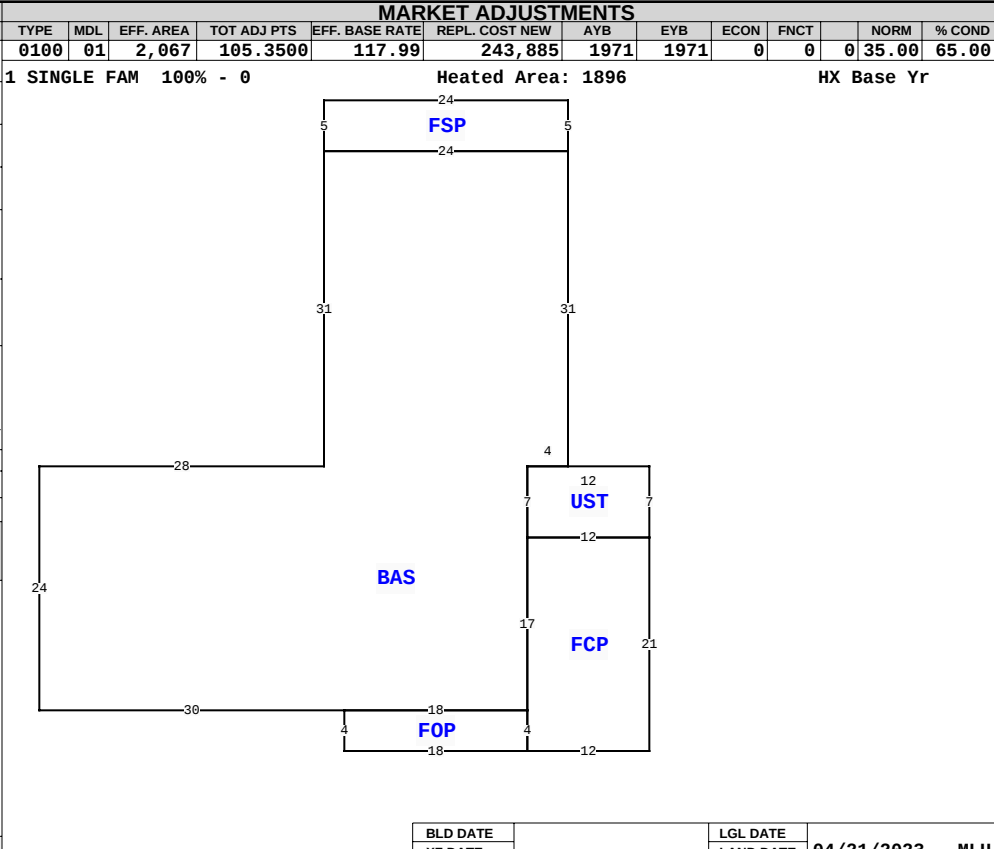
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	02	WINDOW 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	0100 SINGLE FAMILY	
MAP NUM		06
NEIGHBORHOOD/LOC	34316.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,896	100		1,896	145,411
FCP	252	25		63	4,831
FOP	72	30		22	1,687
FSP	120	40		48	3,682
UST	84	45		38	2,915
TOTALS	2,424			2,067	158,525

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	
2	0166	CONC,PAVMT	0 100	15	13	195.00	UT	1.20	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		RSF-	1250.00	175.00	2.00



127 SW ANN PL, LAKE CITY	BLD DATE	LGL DATE	04/21/2023	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		158,525	
TOTAL MARKET OB/XF VALUE		1,434	
TOTAL LAND VALUE - MARKET		31,450	
TOTAL MARKET VALUE		191,409	
SOH/AGL Deduction		86,185	
ASSESSED VALUE		105,224	
TOTAL EXEMPTION VALUE		HX HB	50,722
BASE TAXABLE VALUE		54,502	
TOTAL JUST VALUE		191,409	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		191,409	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1494/1495	7/11/2023	WD	U	I	11
GRANTOR: FENTER CHARLOTTE L					SALE PRICE
GRANTEE: FENTER CHARLOTTE L					100
0663/0369	10/03/1988	WD	Q	I	
GRANTOR: MYNHIER CHARLES					57,000
GRANTEE: FENTER JERRY W &					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W28 S24 E30 FOP= S4 E18N4 W18\$ E18 FCP= S4 E12 N21 W12 S17\$ N17 UST= E12 N7 W12 S7\$ N7 E4 N31 FSP= N5 W24 S5 E24\$ W24 S31\$.									