

COMM NW COR OF SW1/4 OF SW1/4, R
 FT TO S R/W CR-240, S 67 DEG E A
 30 FT FOR POB, CONT S 67 DEG E

GENDRON MARGUERITE L
 698 SW COUNTY ROAD 240
 LAKE CITY, FL 32025

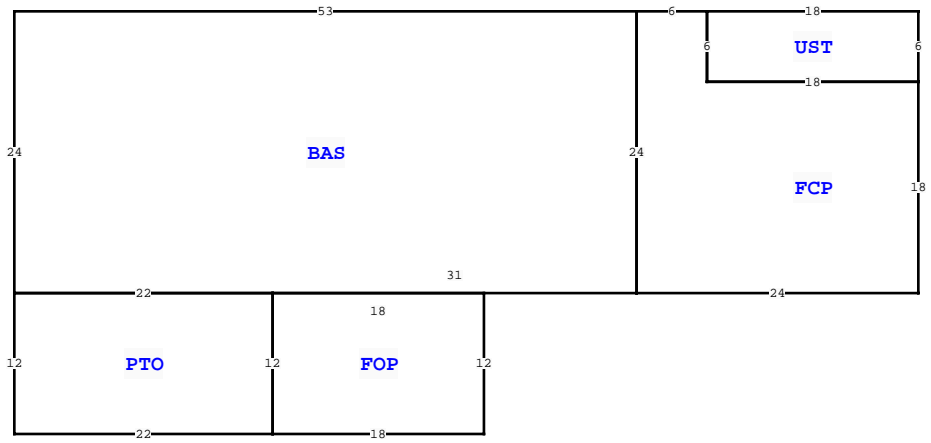
2026

10-5S-17-09181-000



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	15 CONC BLOCK 70
Exterior Wall	08 WD OR PLY 30
Roof Structure	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 70
Interior Floor	08 SHT VINYL 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	1 100
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	
NEIGHBORHOOD/LOC	10517.00 1.00/

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100% - 2021									



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,272	100		1,272	103,590
FCP	468	25		117	9,528
FOP	216	30		65	5,294
PTO	264	5		13	1,059
UST	108	45		49	3,990
TOTALS	2,328			1,516	123,461

698 SW COUNTY ROAD 240 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026
INC DATE		AG DATE	MLU

EXTRA FEATURES		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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	
3	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0260	PAVEMENT-A	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	

TOTAL OB/XF 4,500

LAND DESCRIPTION		LAND USE DESCRIPTION	CAP	R	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	DPH 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	0.35	AC		1.00	1.00	1.65	18,000.00	29,700.00	10,395							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			123,461
TOTAL MARKET OB/XF VALUE			4,500
TOTAL LAND VALUE - MARKET			10,395
TOTAL MARKET VALUE			138,356
SOH/AGL Deduction			37,785
ASSESSED VALUE			100,571
TOTAL EXEMPTION VALUE	HX HB WX SX		100,571
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			138,356
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			136,046

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1382/1875	4/11/2019	WD	Q	I	01	85,000
GRANTOR: KEITH C KURTZ						
GRANTEE: FERNAND E & MARGUER						
1205/2677	11/30/2010	WD	Q	I	01	75,000
GRANTOR: INEZ SAULS						
GRANTEE: KEITH C KURTZ						

BUILDING NOTES	

BUILDING DIMENSIONS
 BAS= W53 S24 PTO= S12 E22 N12 W22\$ E22 FOP= S12 E18 N12 W18\$
 E31 FCP= E24 N18 UST= N6 W18 S6 E18\$ W18 N6 W6 S24\$ N24\$.