COMM NE COR OF W1/2 OF SW1/4,
W 260.13 FT, S 2509.94 FT, E
144.22 FT FOR POB, CONT E 4.33

GADDIS JAMES
5725 SW COUNTY ROAD 242
LAKE CITY, FL 32024

2026

19-4S-16-03071-003

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	19416.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

6125 SW COUNTY ROAD 242 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/26/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	1,600
TOTAL LAND VALUE - MARKET	2,975
TOTAL MARKET VALUE	4,575
SOH/AGL Deduction	1,354
ASSESSED VALUE	3,221
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	3,221
TOTAL JUST VALUE	4,575
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	4,575

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1365/2478	8/01/2018	WD	U	V	11	100
GRANTOR: D'ESTER GADDIS & JAME						
GRANTEE: JAMES GADDIS						
1346/2275	3/06/2017	QC	U	V	11	100
GRANTOR: D'ESTER GADDIS						
GRANTEE: JAMES GADDIS						

BUILDING NOTES

BUILDING DIMENSIONS

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	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	800	
2	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	800	

LAND DESCRIPTION

TOTAL OB/XF 1,600

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	0700	C	MISC RES	0		A-1	0.00	0.00	0.35	AC		1.00	1.00	1.00	8,500.00	8,500.00	2,975							

REVIEW DATE 04/29/2025 BY KS Total Acres: 0.35 Total Land Value: 2,975 Market: 0 Agricultural: 0 Common: 2,975 PRINTED 05/08/2026 BY SYS