

COMM NE COR OF SEC, RUN S 1854.8 FT FOR POB, RUN SW 196.22 FT TO ALONG R/W 109.79 FT, NE 200 FT,

RENTZ WILUNDA  
1533 NW LAKE JEFFERY RD  
LAKE CITY, FL 32055

2026

25-3S-16-02289-000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	100
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		MKT AREA	06
NEIGHBORHOOD/LOC	25316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	960	100	
FGR	288	55	
TOTALS	1,248		1,118 96,302

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%	2003								
Heated Area: 960						HX Base Yr 2003					

1533 NW LAKE JEFFERY RD, LAKE CITY

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			96,302
TOTAL MARKET OB/XF VALUE			1,698
TOTAL LAND VALUE - MARKET			10,126
TOTAL MARKET VALUE			108,126
SOH/AGL Deduction			42,858
ASSESSED VALUE			65,268
TOTAL EXEMPTION VALUE	HX HB		40,268
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			108,126
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			108,126

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1515/828	8/13/2023	WD	U	I	11	100
GRANTOR: RENTZ KHALID T						
GRANTEE: RENTZ WILUNDA						
0953/0532	5/07/2002	WD	Q	I		48,000
GRANTOR: INGOE						
GRANTEE: KHALID RENTZ						

EXTRA FEATURES																
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
1	0166	CONC, PAVMT	0	100	0	0		1.00	UT 0.00	0.00	100	0	0	3	100	928
2	0120	CLFENCE 4	0	100	0	0		100.00	UT 4.50	4.50	60	1993	1993	3	60	270
3	0285	SALVAGE	0	100	0	0		1.00	UT 0.00	0.00	100	2014	2014	3	100	500
<b>TOTAL OB/XF</b> 1,698																

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W40 FGR= W12 S24 E12 N24\$ S24 E40 N24\$.	

LAND DESCRIPTION															TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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		00	0.00	0.00	0.43	AC		1.00	1.00	1.57	15,000.00	23,550.00	10,126							