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SE COR OF NE1/4 OF NE1/4 DESC OR
1.92 AC DESC IN WD 1536-888.

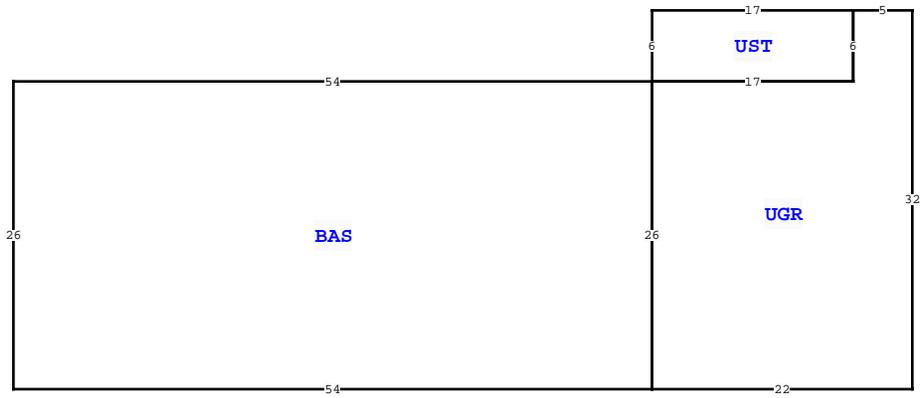
RENTZ FESS JR
5332 SW COUNTY ROAD 242
LAKE CITY, FL 32024

2026

30-4S-16-03241-000
VALUATION SUMMARY

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	07 ASB SHNGLE 70
Exterior Wall	03 BELOW AVG. 30
Roof Structure	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	02 WALL BD/WD 50
Interior Wall	05 DRYWALL 50
Interior Floor	14 CARPET 100
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
Architectural	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	05 05
DOR CODE	0100 SINGLE FAMILY

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% - 0									
Heated Area: 1404											
HX Base Yr											



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	0031	BARN, MT AE	0	100	0	0			1.00	UT	0.00				400	
2	0166	CONC, PAVMT	0	100	0	0			1.00	UT	0.00				200	
3	0294	SHED WOOD/	0	100	8	10			80.00	UT	14.00				1,120	
4	0252	LEAN-TO W/	0	100	0	0			1.00	UT	0.00				100	

TOTALS 2,108 1,721 119,975
5332 SW COUNTY ROAD 242 , LAKE CITY

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			119,975
TOTAL MARKET OB/XF VALUE			1,820
TOTAL LAND VALUE - MARKET			78,960
TOTAL MARKET VALUE			200,755
SOH/AGL Deduction			117,519
ASSESSED VALUE			83,236
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			31,825
TOTAL JUST VALUE			200,755
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			182,202

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048617	Roof Replacement	5,000	11/09/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0621/0114	4/21/1987	WD	U	I		11,100

GRANTOR: RENTZ EVELYN LUCILE
GRANTEE: RENTZ FESS JR

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/06/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W54 S26 E54 UGR= E22 N32 W5 S6 W17 S26\$ N26 UST= E17 N6 W17 S6\$.	

LAND DESCRIPTION																								
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		A-1	0.00	0.00	6.58	AC		1.00	1.00	1.00	12,000.00	12,000.00	78,960							