

LANDERS FRANCES A
395 SW SUMMERHILL GLN
LAKE CITY, FL 32024

03-5S-16-03455-020

BUILDING CONSTRUCTION

ELEMENTCD

Exterior Wall

31

VINYL SID 80

Exterior Wall

19

COMMON BRK 20

Roof Structur

03

GABLE/HIP 100

Roof Cover

03

COMP SHNGL 100

Interior Wall

05

DRYWALL 100

Interior Floo

14

CARPET 90

Interior Floo

11

CLAY TILE 10

Air Condition

03

CENTRAL 100

Heating Type

04

AIR DUCTED 100

Bedrooms

3

100

Bathrooms

2

100

Frame Stories

02

WOOD FRAME 100

Architectual Units

1.

1. 100

Condition Adj

05

CONV 100

Kitchen Adjus

0

100

Quality

03

03 100

Map Num

01

01 100

DOR CODE

05

05

MAP NUM

0100

SINGLE FAMILY

NEIGHBORHOOD/LOC

01

MKT AREA

TOTALS

5,541

3,579

316,914

MARKET ADJUSTMENTS

TYPEMDL

EFF. AREAEFF. BASE RATE

010001

TOT ADJ PTSTOT ADJ PCT

102.4100114.70

REPL. COST NEWAYB

410,5112006

EYBECONFNCT

20060

NORM% COND

022.8077.20

HEATED AREA

2063

HX Base Yr

2006

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY

VALUATION BY

Tax Group: 3

STANDARD

BUILDING MARKET VALUE

316,914

TOTAL MARKET OB/XF VALUE

11,612

TOTAL LAND VALUE - MARKET

36,270

TOTAL MARKET VALUE

364,796

SOH/AGL Deduction

113,821

ASSESSED VALUE

250,975

TOTAL EXEMPTION VALUE

105,722

BASE TAXABLE VALUE

145,253

TOTAL JUST VALUE

364,796

NCON VALUE

0

INCOME VALUE

PREVIOUS YEAR MKT VALUE

369,723

PERMIT NUMDESCRIPTIONAMTISSUED

000052956Roof Replacement23,83004/28/2025

23534SFR58908/24/2005

22806GARAGE45002/10/2005

SALES DATA

OFF RECORD NumberDATE

TYPE INSTQ / I / V / I / RSN CD

LE U I 14

SALE PRICE

100

GRANTOR: LANDERS FRANCES A

GRANTEE: O'BRIEN MICHAEL

1017/13725/24/2004WD Q I

45,000

GRANTOR: HOLLNAGEL

GRANTEE: JACKSON L & FRANCES

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

04/07/2025MLU

EXTRA FEATURES

395 SW SUMMERHILL GLN, LAKE CITY

L NOB/XF CODEDESCRIPTIONBLDCAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10166CONC, PAVMT01001560900.00UT2.002.001002005200531001,800

20070CARPORT UF01001220240.00UT2.502.50100200620063100600

30296SHED METAL01002424576.00UT12.0012.001002006200631006,912

40060CARPORT F01001820360.00UT5.005.001002006200631001,800

50296SHED METAL0100001.00UT0.000.00100201420143100500

LAND DESCRIPTIONTOTAL OB/XF11,612

L NUSE CODECLS LAND USE DESCRIPTIONCAPR DLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPED TDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

10100CSFR100A-10.000.004.03AC1.001.001.009,000.009,000.0036,270

REVIEW DATE05/13/2025BYchuckTotal Acres: 4.03Total Land Value: 36,270Market: 0Agricultural: 0Common: 36,270PRINTED 11/05/2025 BY SYS