

MERRELL JOE A/MERRELL LAVONIA D
749 SW SUMMER SET PL
LAKE CITY, FL 32025

2026



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY										PAGE 1 of 1																			
ELEMENT		CD		CONSTRUCTION		TYPE		MDL		EFF. AREA		TOT ADJ PTS		EFF. BASE RATE		REPL. COST NEW		AYB		EYB		ECON		FNCT		NORM		% COND		VALUATION SUMMARY																			
Exterior Wall		19		COMMON BRK 100		0100		01		1,980		124.6256		139.58		276,368		1995		1995		0		0		30.00		70.00		1																			
Roof Structur		08		IRREGULAR 100		1		SINGLE FAM		100%		- 1996				Heated Area: 1733										HX Base Yr 1996		VALUATION BY										STANDARD											
Roof Cover		03		COMP SHNGL 100																										Tax Group: 1										Tax Dist:									
Interior Wall		05		DRYWALL 100																										BUILDING MARKET VALUE										193,458									
Interior Floo		14		CARPET 90																										TOTAL MARKET OB/XF VALUE										2,444									
Interior Floo		08		SHT VINYL 10																										TOTAL LAND VALUE - MARKET										18,500									
Air Condition		03		CENTRAL 100																										TOTAL MARKET VALUE										214,402									
Heating Type		04		AIR DUCTED 100																										SOH/AGL Deduction										65,186									
Bedrooms				3 100																										ASSESSED VALUE										149,216									
Bathrooms				2 100																										TOTAL EXEMPTION VALUE										HX HB 50,722									
Frame		01		NONE 100																										BASE TAXABLE VALUE										98,494									
Stories		1.		1. 100																										TOTAL JUST VALUE										214,402									
Architectual		05		CONV 100																										NCON VALUE										0									
Units				0 100																										INCOME VALUE																			
Condition Adj		03		03 100																										PREVIOUS YEAR MKT VALUE										217,165									
Kitchen Adjus		01		01 100																																													
Quality		07		07																																													
DOR CODE		0100		SINGLE FAMILY																																													
MAP NUM				MKT AREA																																				06									
NEIGHBORHOOD/LOC		6417.0200		1.00/																																													
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE																																							
BAS		1,733		100				1,733		169,324																																							
FGR		420		55				231		22,570																																							
FOP		14		30				4		391																																							
PTO		35		5				2		195																																							
PTO		200		5				10		977																																							
TOTALS		2,402						1,980		193,458																																							
EXTRA FEATURES										749 SW SUMMER SET PL, LAKE CITY										BLD DATE										LGL DATE																			
																				XF DATE										LAND DATE																			
																				INC DATE										AG DATE																			
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		829.00		UT 1.50				1.50		100		1995		1995		3		100		1,244																			
2		0190		FPLC PF		0 100		0		0		1.00		UT 1,200.00				1,200.00		100		1995		1995		3		100		1,200																			