

LOT 28 UNIT 21 THREE RIVERS ESTA
673-755, 896-702, DC 1149-1662,

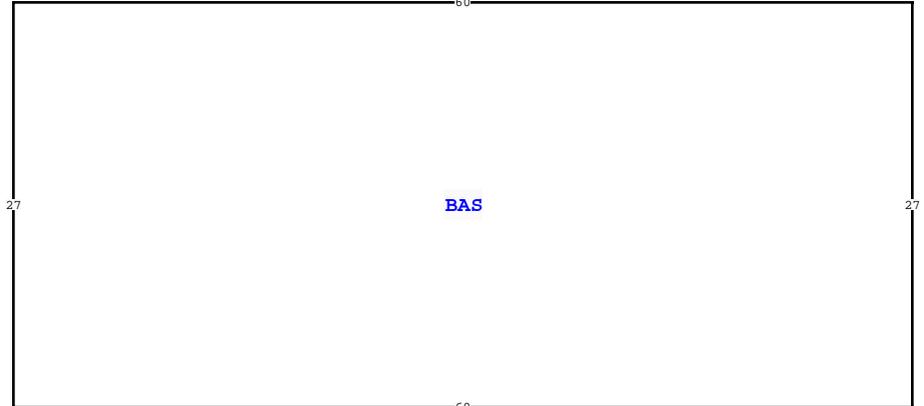
SUMMERALL JUSTIN
1408 OAK AVE
LEHIGH ACRES, FL 33972

2026

00-00-00-01312-000

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	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	100000.21	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,620	100	
TOTALS	1,620		1,620 100,844

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0201	02	1,620	117.9000	113.18	183,352	2005	2005	0	0	45.00	55.00	
1 MANUF 1 0% - 2026 Heated Area: 1620 HX Base Yr												



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	100,844			
TOTAL MARKET OB/XF VALUE	9,300			
TOTAL LAND VALUE - MARKET	24,000			
TOTAL MARKET VALUE	134,144			
SOH/AGL Deduction	0			
ASSESSED VALUE	134,144			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	134,144			
TOTAL JUST VALUE	134,144			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	126,050			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042421	Roof Replacement	10,900	07/27/2021
23808	M H	475	11/03/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1384/1922	5/16/2019	WD	U	I	30	100

GRANTOR: JETHRO L SUMMERALL
GRANTEE: JUSTIN SUMMERALL
0896/0702 1/26/2000 WD Q V 5,000
GRANTOR: R GUIDRY
GRANTEE: SUMMERALL'S

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/14/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W60 S27 E60 N27\$.	

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	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	2006	2006	3	100	1,200	
2	0070	CARPORT UF	0	0	18	360.00	UT	2.50	2.50	100	2006	2006	3	100	900	
3	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	0	0	1.00	UT	0.00	0.00	100	2006	2006	3	100	200	

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	0200	C	MBL HM	0		A-1	100.00	400.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							