BEG 311.74 FT W OF NE COR OF SW1/4 OF NW1/4, RUN W 326.72 FT, S 670.45 FT, E 326.72 FT,

HIRES AURBIE K JR
241 SW SUMMERHILL GLEN
LAKE CITY, FL 32024

2027

03-5S-16-03455-004

BUILDING CHARACTERISTICS

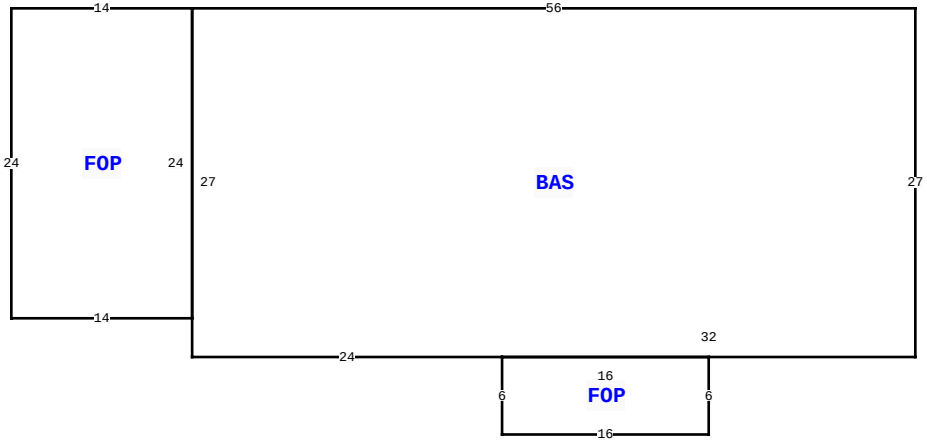
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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 01
NEIGHBORHOOD/LOC	3516.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100		1,512	42,784
FOP	96	35		34	962
FOP	336	35		118	3,339
TOTALS	1,944			1,664	47,084

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,664	117.9000	70.74	117,711	1989	1989	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 1512 HX Base Yr



241 SW SUMMERHILL GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 MLU
INC DATE		AG DATE	

EXTRA FEATURES

LN	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	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0294	SHED WOOD/	0	0	10	14	140.00	UT	7.50	7.50	70	1993	1993	3	70	735	
5	0252	LEAN-TO W/	0	0	10	14	140.00	UT	2.00	2.00	70	1993	1993	3	70	196	
6	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	100	
7	0251	LEAN TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	296	
8	0296	SHED METAL	0	0	12	20	240.00	UT	12.00	12.00	100	2007	2007	3	100	2,880	
9	9910	RV SITE/RE	0	0	0	0	2.00	UT	2,000.00	2,000.00	100	2017	2017	3	100	4,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	47,084
TOTAL MARKET OB/XF VALUE	17,207
TOTAL LAND VALUE - MARKET	60,360
TOTAL MARKET VALUE	124,651
SOH/AGL Deduction	4,798
ASSESSED VALUE	119,853
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	119,853
TOTAL JUST VALUE	124,651
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	124,651

XFOB:1:1: MERI MH

SALE:1:1: 5 ACRES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000056180	Storage Building	14,950	07/27/2026
000053937	Remodel	12,495	08/28/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1357/0813	4/06/2018	WD	Q	I	01	89,000
GRANTOR: SHIRLEY A RASMUSSEN						
GRANTEE: AURBIE K HIRES JR						
0782/1906	11/19/1993	WD	U	V	32	35,000
GRANTOR: KAY C BECKMAN						
GRANTEE: STANLEY RASMUSSEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 FOP= W14 S24 E14 N24$ S27 E24 FOP= S6 E16 N6 W16$ E32 N27$.

LAND DESCRIPTION

TOTAL OB/XF 17,207

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0102	C	SFR/MH	0		A-1	0.00	0.00	5.03	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,360							

REVIEW DATE 02/03/2026 BY KS Total Acres: 5.03 Total Land Value: 60,360 Market: 0 Agricultural: 0 Common: 60,360 PRINTED 11/17/2026 BY SYS