COMM NE COR OF SE1/4 OF NW1/4, W
POB, CONT W 356.72 FT, S 335.46
335.46 FT, E 296.72 FT, N 671.03

MARTZ LAURA
493 SW SUMMERHILL GLN
LAKE CITY, FL 32024-0824

2027

03-5S-16-03455-021

BUILDING CHARACTERISTICS

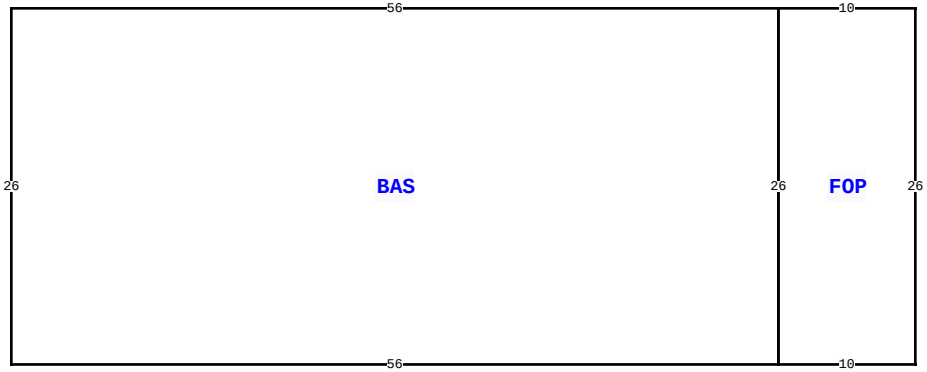
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	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	1,456	100		1,456	84,829
FOP	260	35		91	5,302
TOTALS	1,716			1,547	90,131

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,547	113.9000	105.93	163,874	2007	2006	0	0	0	45.00	55.00

1 MANUF 1 100% - 2019 Heated Area: 1456 HX Base Yr 2019



493 SW SUMMERHILL GLN, LAKE CITY

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		90,131
TOTAL MARKET OB/XF VALUE		17,700
TOTAL LAND VALUE - MARKET		60,360
TOTAL MARKET VALUE		168,191
SOH/AGL Deduction		54,748
ASSESSED VALUE		113,443
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		62,032
TOTAL JUST VALUE		168,191
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		169,160

SALE:1:1: INCLUDED 03455-020

LAND:1:1: TOTAL ACREAGE 15.09

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24392	M H	384	04/14/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1455/440	12/15/2021	LE	U	I	14	100
GRANTOR: MARTZ LAURA						
GRANTEE: MARTZ LAURA						
1364/0369	7/09/2018	PB	U	I	18	0
GRANTOR: CLERK OF COURT (DENNI						
GRANTEE: LAURA MARTZ						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W56 S26 E56 FOP= E10 N26 W10 S26$ N26$.

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	0070	CARPORT UF	0	100	18	20	360.00	UT	2.50	2.50	100	2007	2007	3	100	900	
2	0251	LEAN TO W/	0	100	12	25	300.00	UT	5.00	5.00	100	2007	2007	3	100	1,500	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0031	BARN,MT AE	0	100	18	25	450.00	UT	12.00	12.00	100	2007	2007	3	100	5,400	
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	
6	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	800	
7	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	300	
8	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 17,700

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	0200	C	MBL HM	100		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 01/30/2026 BY JB Total Acres: 5.03 Total Land Value: 60,360 Market: 0 Agricultural: 0 Common: 60,360 PRINTED 11/16/2026 BY SYS