LOT 3 SUMMER PLACE S/D.

725-455, 790-566, WD 1512-2388

DELLINGER TERESA FAYE
809 SW SUMMER BREEZE PL
LAKE CITY, FL 32025

2027

06-4S-17-07976-103

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY

MAP NUM | MKT AREA 06

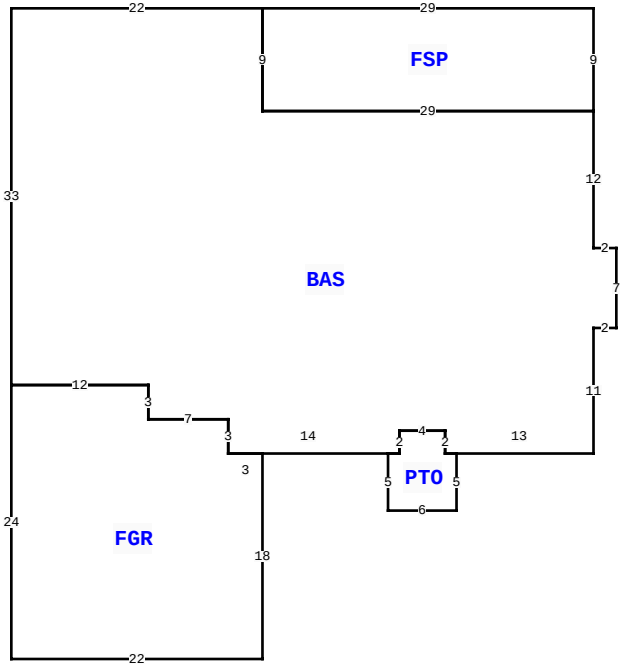
NEIGHBORHOOD/LOC 6417.0200 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,641	100		1,641	129,625
FGR	489	55		269	21,249
FSP	261	40		104	8,215
PTO	38	5		2	158
TOTALS	2,429			2,016	159,246

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,016	104.0688	114.48	230,792	1994	1994	0	0	0	31.00	69.00

1 SINGLE FAM 100% - 2025 Heated Area: 1641 HX Base Yr 2025



809 SW SUMMER BREEZE PL, LAKE CITY

BLD DATE | XF DATE | INC DATE | LGL DATE | LAND DATE | AG DATE 04/21/2023 MLU

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	0166	CONC,PAVMT	0	100	0	0	855.00	UT	1.50	1.50	100	0	0	3	100	1,283	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
3	0294	SHED WOOD/	0	100	8	20	160.00	UT	7.50	7.50	100	1993	1993	3	100	1,200	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		159,246
TOTAL MARKET OB/XF VALUE		3,083
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		180,829
SOH/AGL Deduction		0
ASSESSED VALUE		180,829
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		129,418
TOTAL JUST VALUE		180,829
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		183,723

PERMIT NUM	DESCRIPTION	AMT	ISSUED
00000181	SFR	255	06/09/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1512/2388	4/17/2024	WD	Q	I	01	290,000
GRANTOR: MCGLAMERY BARBARA J						
GRANTEE: DELLINGER TERESA FA						
0790/0566	5/13/1994	WD	Q	V		11,300
GRANTOR: FRANK A TODD III TRUS						
GRANTEE: BARBARA J MCGLAMERY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W22 S33 E12 S3 E7 S3 E14 E1 N2 E4 S2 E13 N11 E2 N7 W2 N12 W29 N9 $
FGR=[ORIG=-22,33] S24 E22 N18 W3 N3 W7 N3 W12 $
FSP=[ORIG=29,9] N9 W29 S9 E29 $
PTO=[ORIG=11,39] S5 E6 N5 W1 N2 W4 S2 W1 $
.

LAND DESCRIPTION

TOTAL OB/XF 3,083

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	0100	C	SFR	100		*RSF-2	114.00	110.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 05/20/2024 BY ME Total Acres: 0.29 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS