

AKA LOT 1 SUMMERS ACRES UNREC: (COR, RN S 80.15 FT TO S R/W CR-7 1285.10 FT FOR POB, CONT E 581.0

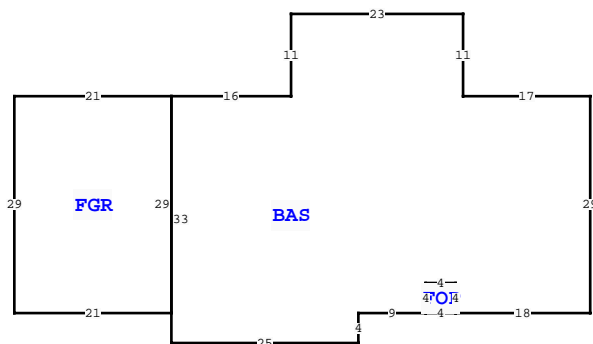
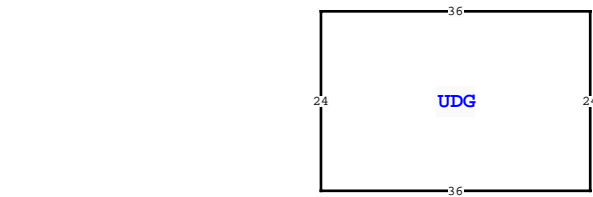
EMRICK TRUST UNDER TRUST DATED MAY 15, 1991
P O BOX 909
HIGH SPRINGS, FL 32655

2026

16-7S-17-10006-101

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	15	HARDTILE 100	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		3 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Architctual Units	05	CONV 100	
Condition Adj	03	03 100	
Kitchen Adjus	01	01 100	
Quality	07	07	
DOR CODE	5000	IMPROVED AG	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	16717.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,961	100	
FGR	609	55	
FOP	16	30	
UDG	864	55	
TOTALS	3,450		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100%	- 2007									Heated Area: 1961	HX Base Yr 2007



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			286,393
TOTAL MARKET OB/XF VALUE			17,889
TOTAL LAND VALUE - MARKET			110,000
TOTAL MARKET VALUE			319,287
SOH/AGL Deduction			77,202
ASSESSED VALUE			242,085
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			190,674
TOTAL JUST VALUE			414,282
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			405,290

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21571	SFR	590	03/02/2004
21572	GARAGE	278	03/02/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0981/1147	4/22/2003	WD Q	Q	V		82,000

GRANTOR: SANDRA SUMMERS-VARNER
GRANTEE: DONALD EUGENE JR &

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/06/2026	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W17 N11 W23 S11 W16 FGR= W21 S29 E21 N29\$ S33 E25 N4 E9 FOP= E4 N4 W4 S4\$ N4 E4 S4 E18 N29\$ PTR= N30 UDG= N24 W36 S24 E36\$ S30\$.	

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	0166	CONC,PAVMT	0	100	0	0			828.00	UT	3.00				3.00	2,484
2	0260	PAVEMENT-A	0	100	10	667			6,670.00	UT	1.50				1.50	10,005
3	0030	BARN,MT	0	0	20	30			600.00	UT	9.00				9.00	5,400

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	DPHT 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			0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	445.00	445.00	4,005							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	99,000							