BEG AT NW COR OF SE1/4, RUN E 17 FT, W 170 FT, N 220.26 FT TO POB
37 SEALEY SOUTH & WEST S/D UNREC

ADVANTA IRA SERVICES LLC FBO LARRY CAMPA IRA#80074
4790 140TH AVENUE N
CLEARWATER, FL 33762

**2027**

**21-3S-16-02239-137**

## BUILDING CHARACTERISTICS

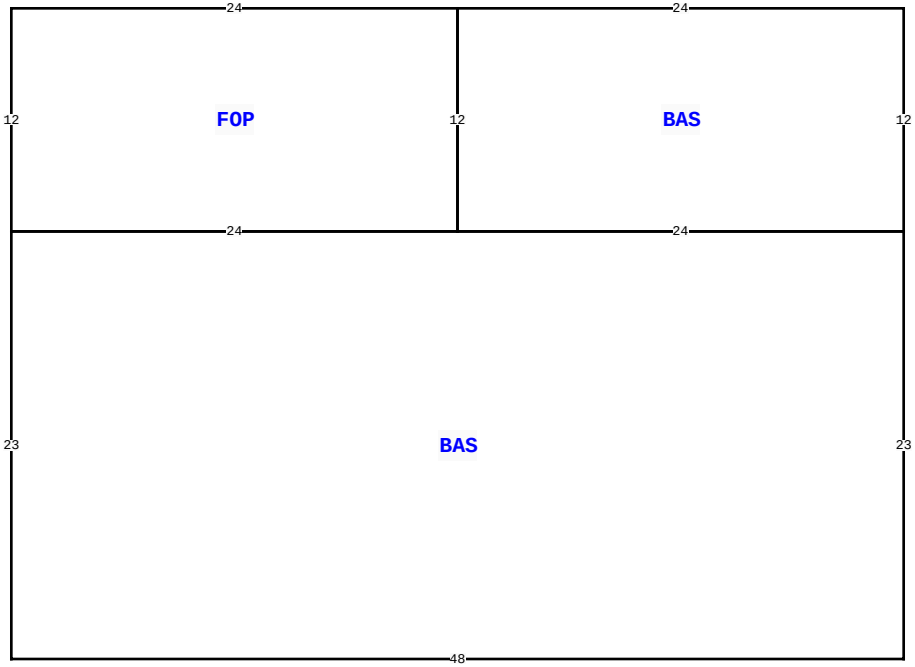
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 31 | VINYL SID 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 14 | PREFIN MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 90 |
| Interior Floo | 08 | SHT VINYL 10 |
| Air Condition | 03 | CENTRAL 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 | 02 | 02 100 |
| Kitchen Adjus | 01 | 01 100 |
| Quality | 05 | 05 |
| DOR CODE | 0200 | MOBILE HOME |
| MAP NUM | | MKT AREA 01 |
| NEIGHBORHOOD/LOC | 21316.040 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 288 | 100 | | 288 | 7,335 |
| BAS | 1,104 | 100 | | 1,104 | 28,117 |
| FOP | 288 | 35 | | 101 | 2,572 |
| TOTALS | 1,680 | | | 1,493 | 38,024 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0800 | 02 | 1,493 | 106.1100 | 63.67 | 95,059 | 1997 | 1997 | 0 | 0 | 0 | 60.00 | 40.00 |

1 MOBILE HME 0% - 2022 Heated Area: 1392 HX Base Yr




344 NW STARLING TER, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 04/16/2026 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 | 0294 | SHED WOOD/ | 0 | 0 | 20 | 40 | 800.00 | UT | 14.00 | 14.00 | 100 | 2008 | 2008 | 3 | 100 | 11,200 | |
| 2 | 0252 | LEAN-TO W/ | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2014 | 2014 | 3 | 100 | 200 | |
| 3 | 9947 | Septic | 0 | 0 | 0 | 0 | 1.00 | UT | 3,000.00 | 3,000.00 | 100 | | | 3 | 100 | 3,000 | |
| 4 | 0040 | BARN,POLE | 0 | 0 | 0 | 0 | 1.00 | UT | 3,000.00 | 3,000.00 | 100 | 2023 | 2022 | | 100 | 3,000 | |
| 5 | 0296 | SHED METAL | 0 | 0 | 0 | 0 | 1.00 | UT | 1,200.00 | 1,200.00 | 100 | 2023 | 2022 | | 100 | 1,200 | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 2 | Tax Dist: |
| BUILDING MARKET VALUE | 38,024 |
| TOTAL MARKET OB/XF VALUE | 18,600 |
| TOTAL LAND VALUE - MARKET | 23,000 |
| TOTAL MARKET VALUE | 79,624 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 79,624 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 79,624 |
| TOTAL JUST VALUE | 79,624 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 79,624 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000042114 | Electrical Servic | 0 | 06/10/2021 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1434/89 | 3/29/2021 | WD | Q | I | 01 | 49,500 |
| GRANTOR: SUMMERALL HOLDINGS LL | | | | | | |
| GRANTEE: ADVANTA IRA SERVICE | | | | | | |
| 1434/94 | 3/24/2021 | QC | U | I | 11 | 100 |
| GRANTOR: GREEN STEVE A | | | | | | |
| GRANTEE: SUMMERALL HOLDINGS | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= N23 BAS= N12 W24 S12 E24$ W24 FOP= N12 W24 S12 E24$ W24 S23 E48$.

## LAND DESCRIPTION

TOTAL OB/XF 18,600

| 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 | 0 | | | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 23,000.00 | 23,000.00 | 23,000 | | | | | | | |

REVIEW DATE 02/09/2023 BY KS Total Acres: 0.85 Total Land Value: 23,000 Market: 0 Agricultural: 0 Common: 23,000 PRINTED 11/17/2026 BY SYS