

LOT 10 PLEASANT ACRES S/D. ALSO
10, RUN S 102.13 FT, W 403.58 FT
TO SW COR OF LOT 10, RUN E 391.7

NICELY JOHN
334 SW SUMERFIELD GLN
LAKE CITY, FL 32024

2026

32-5S-17-09477-210



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	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 Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	32517.020 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,800	100	
UOP	880	25	
TOTALS	2,680		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	1	0%	- 0							
Heated Area: 1800						HX Base Yr					
BLD DATE		LGL DATE								05/20/2024	MLU
XF DATE		LAND DATE									
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			118,955
TOTAL MARKET OB/XF VALUE			8,350
TOTAL LAND VALUE - MARKET			65,450
TOTAL MARKET VALUE			192,755
SOH/AGL Deduction			11,106
ASSESSED VALUE			181,649
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			181,649
TOTAL JUST VALUE			192,755
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			199,243

SALE:1:1: LOT 10 PLEASANT ACRES & 0.93 AC = 5.95 A

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26186	M H	320	08/30/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1128/2296	7/30/2007	WD	Q	V		58,000
GRANTOR: MANUEL & SHERI CUERVO						
GRANTEE: JOHN NICELY						
0791/1314	6/01/1994	WD	Q	V		23,800
GRANTOR: EVERETT ROGERS						
GRANTEE: MANUEL & SHERI CUER						

EXTRA FEATURES	
334 SW SUMMERFIELD GLN, LAKE CITY	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W55 S30 E60 N30 W5 UOP= N16 W55 S16 E55\$.	

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	0080	DECKING	0	0	0	1.00	UT	1,800.00	1,800.00	75	2013	2013	3	75	1,350	
2	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION		TOTAL OB/XF														8,350								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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		00	0.00	0.00	5.95	AC		1.00	1.00	1.10	10,000.00	11,000.00	65,450							