

COMM NE COR OF SW1/4, RUN S 378.
CONT S 349.43 FT, W 1296.66 FT T
RIDGE LANE, N ALONG R/W 349.43 F

SEM PO YING TRUST REVOCABLE LIVING TRUST AGREEMENT
9534 EQUUS CIR
BOYNTON BEACH, FL 33472-4334

2026

12-5S-15-00447-211



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		2 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

Quality	03	03
DOR CODE	0200 MOBILE HOME	
MAP NUM		02
NEIGHBORHOOD/LOC	12515.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	728	100		728	38,923
TOTALS	728			728	38,923

EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS

N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	
1	0296	SHED METAL	0	0	0	0	
2	0261	PRCH, UOP	0	0	0	0	
3	9945	Well/Sept	0	0	0	0	

LAND DESCRIPTION			TOTAL OB/XF 8,000																
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
1	0200	C	MBL HM	0		A-1	0.00	0.00	10.40	AC		1.00	1.00	1.00	9,500.00	9,500.00	98,800		

REVIEW DATE	07/13/2016	BY	DF	Total Acres:	10.40	Total Land Value:	98,800	Market:	0	Agricultural:	0	Common:	98,800	PRINTED 11/07/2025 BY SYS
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MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0201	02	728	103.4100	97.21	70,769	1996	1996	0	0	0	45.00	55.00	
1 MANUF 1 0% - 0 Heated Area: 728 HX Base Yr													
14 52 52 14 BAS													
479 SW PINE RIDGE CT, LAKE CITY													
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/07/2025 MLU													

COLUMBIA COUNTY PROPERTY					PAGE 1 of 1	3
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3			Tax Dist:			
BUILDING MARKET VALUE				38,923		
TOTAL MARKET OB/XF VALUE				8,000		
TOTAL LAND VALUE - MARKET				98,800		
TOTAL MARKET VALUE				145,723		
SOH/AGL Deduction				32,438		
ASSESSED VALUE				113,285		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				113,285		
TOTAL JUST VALUE				145,723		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				145,723		