

LOT 1 KELLICHE ESTATES S/D.
758-1245, 774-891, 860-234, 860-

BOYLE MICHAEL S
4322 SW COUNTY ROAD 242
LAKE CITY, FL 32024

2026

29-4S-16-03236-101



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.1	1.100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	29416.010	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,848	100
FOP	24	30
FOP	220	30
PTO	180	5
TOTALS	2,272	
		1,930
		188,959

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	1,930	107.5882	120.50	232,565	1998	2010	0	0	0	18.75	81.25	
1 SINGLE FAM 100% - 2018 Heated Area: 1848 HX Base Yr 2018													
The diagram shows a property lot with three distinct areas: BAS (Basement), FOP (Front Porch), and PTO (Patio). The lot is bounded by a line with a total length of 40 units. The BAS area is a large rectangle with a width of 25 units and a height of 16 units. The FOP area is a smaller rectangle with a width of 6 units and a height of 4 units, located adjacent to the BAS area. The PTO area is a rectangle with a width of 9 units and a height of 9 units, located at the top right of the lot. The lot is divided into three sections by lines with lengths of 37, 15, and 18 units. The dimensions for each area are: BAS (25 x 16), FOP (6 x 4), and PTO (9 x 9). The total area of the lot is 1,930 square feet.													