

COMM SW COR OF SE1/4, RUN E 205  
TO N R/W CR-252, CONT N 2599.92  
FT, S 287.69 FT TO POB CONT S 32

BOYD DAVID L/BOYD KELLY M  
502 SW MIRACLE CT  
LAKE CITY, FL 32024

**2026**

06-4S-16-02788-003

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	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
Architctual	01	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	6416.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,052	100	
TOTALS	2,052		125,083

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MANUF	1	100%	- 2018	Heated Area: 2052		HX Base Yr 2018				

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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			125,083
TOTAL MARKET OB/XF VALUE			13,800
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			198,883
SOH/AGL Deduction			114,592
ASSESSED VALUE			84,291
TOTAL EXEMPTION VALUE	HX HB SX		84,291
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			198,883
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			193,883

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049559	Roof Replacement	10,000	04/05/2024
22841	M H	375	02/24/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1345/1662	9/29/2017	WD	U	I	11	100
GRANTOR: DAVID L & KELLY M BOY						
GRANTEE: DAVID L & KELLY M B						
1297/2329	7/09/2015	WD	Q	I	01	85,000
GRANTOR: GARNER TED HARRIS & J						
GRANTEE: DAVID L & KELLY M B						

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	2014	2014	3	100	1,200	
2	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	100	2019	2019	3	100	1,500	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
4	0262	PRCH,FOP	0	100	0	0	1.00	UT	0.00	100	2019	2019	3	100	1,500	
5	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	100	2019	2019	3	100	1,000	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2019	2019	3	100	800	
7	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2019	2019	3	100	400	
8	0294	SHED WOOD/	0	100	0	0	1.00	UT	400.00	100	2024	2023	1	100	400	

TOTAL OB/XF												13,800				
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE											
						04/22/2026	MLU									

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W76 S27 E76 N27S.											

LAND DESCRIPTION												TOTAL OB/XF												13,800				
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	100		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,000											