LOT 12 JOY ESTATES.

667-287, 813-1317, WD 820-1720,

DAVIDSON VIRGINIA E AKA VIRGINIA E ABRAHAM/DAVIDSO
623 SW MIRACLE COURT
LAKE CITY, FL 32024

2027

06-4S-16-02789-012

BUILDING CHARACTERISTICS

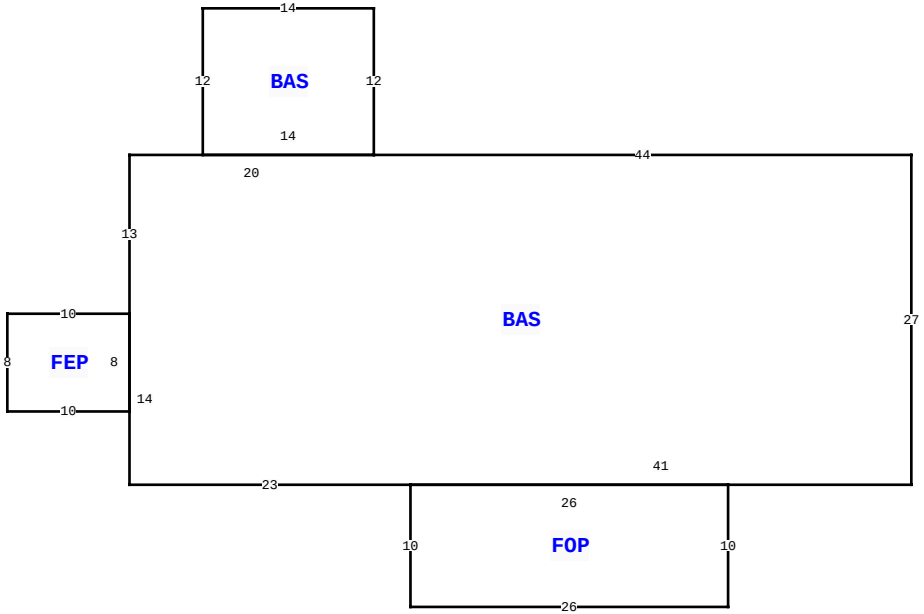
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	6416.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	168	100		168	4,130
BAS	1,728	100		1,728	42,474
FEP	80	85		68	1,672
FOP	260	35		91	2,237
TOTALS	2,236			2,055	50,512

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	2,055	102.4200	61.45	126,280	1989	1989	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2007 Heated Area: 1896 HX Base Yr 2007



623 SW MIRACLE CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 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	0210	GARAGE U	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	6,500	
2	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,500	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0251	LEAN TO W/	0	100	10	26	260.00	UT	1.50	1.50	100	1993	1993	3	100	390	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		50,512
TOTAL MARKET OB/XF VALUE		15,390
TOTAL LAND VALUE - MARKET		55,000
TOTAL MARKET VALUE		120,902
SOH/AGL Deduction		60,546
ASSESSED VALUE		60,356
TOTAL EXEMPTION VALUE	HX HB	35,356
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		120,902
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		120,902

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1434/116	3/24/2021	QC	U	I	11	100
GRANTOR: ABRAHAM VIRGINA E AKA						
GRANTEE: DAVIDSON E VIRGINIA						
1267/1796	12/31/2013	FJ	U	I	18	100
GRANTOR: CLERK OF COURT						
GRANTEE: VIRGINIA OLSEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 BAS= N12 W14 S12 E14$ W20 S13 FEP= W10 S8 E10 N8$ S14 E23 FOP= S10 E26 N10 W26$ E41 N27$.

LAND DESCRIPTION

TOTAL OB/XF 15,390

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	100		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

REVIEW DATE 08/01/2023 BY KS Total Acres: 4.02 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 11/17/2026 BY SYS