LOT 16 JOY ESTATES.
1000-1592, 726-449, 802-1350, 82

SARFF JEFFREY
822 SW MIRACLE CT
LAKE CITY, FL 32024

2027

06-4S-16-02789-016

BUILDING CHARACTERISTICS

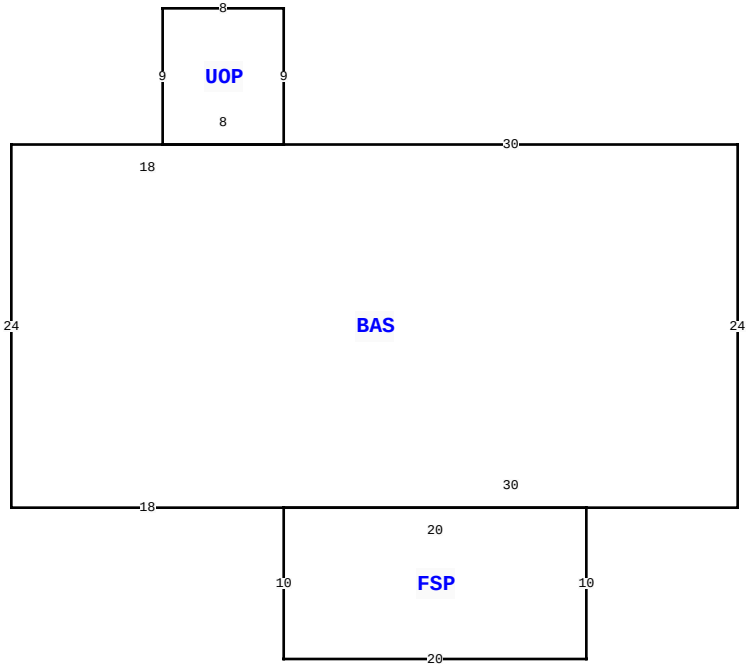
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
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	1,152	100		1,152	32,320
FSP	200	40		80	2,244
UOP	72	25		18	505
TOTALS	1,424			1,250	35,070

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,250	116.9000	70.14	87,675	1989	1989	0	0	0	60.00	40.00

1 MOBILE HME 100% - 2008 Heated Area: 1152 HX Base Yr 2008



822 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	0296	SHED METAL	0	100	16	16	256.00	UT	4.50	4.50	100	1989	1989	3	100	1,152	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	500	
3	9945	Well/Sept	0	100	0	0	2.00	UT	7,000.00	7,000.00	100			3	100	14,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	35,070
TOTAL MARKET OB/XF VALUE	15,652
TOTAL LAND VALUE - MARKET	55,000
TOTAL MARKET VALUE	105,722
SOH/AGL Deduction	58,268
ASSESSED VALUE	47,454
TOTAL EXEMPTION VALUE	HX HB 25,000
BASE TAXABLE VALUE	22,454
TOTAL JUST VALUE	105,722
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	105,722

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1333/0141	3/17/2017	QC	U	I	11	100
GRANTOR: JEFFREY SARFF & JOAN						
GRANTEE: JEFFREY SARFF						
1308/1560	1/26/2016	LE	U	I	30	100
GRANTOR: JOAN N RHODES (LIFE E						
GRANTEE: JEFFREY SARFF (RMDR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 UOP= N9 W8 S9 E8$ W18 S24 E18 FSP= S10 E20 N10 W20$ E30 N24$.

LAND DESCRIPTION

TOTAL OB/XF 15,652

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: 4.20 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 11/17/2026 BY SYS