LOT 9 BLK A COLUMBIA ESTATES.
657-077, 702-356, 747-1398, 781-

BOONE WILLIAM E/GIBSON JOAN L
484 SW TWIG CT
LAKE CITY, FL 32024

2027

10-5S-16-03529-109

BUILDING CHARACTERISTICS

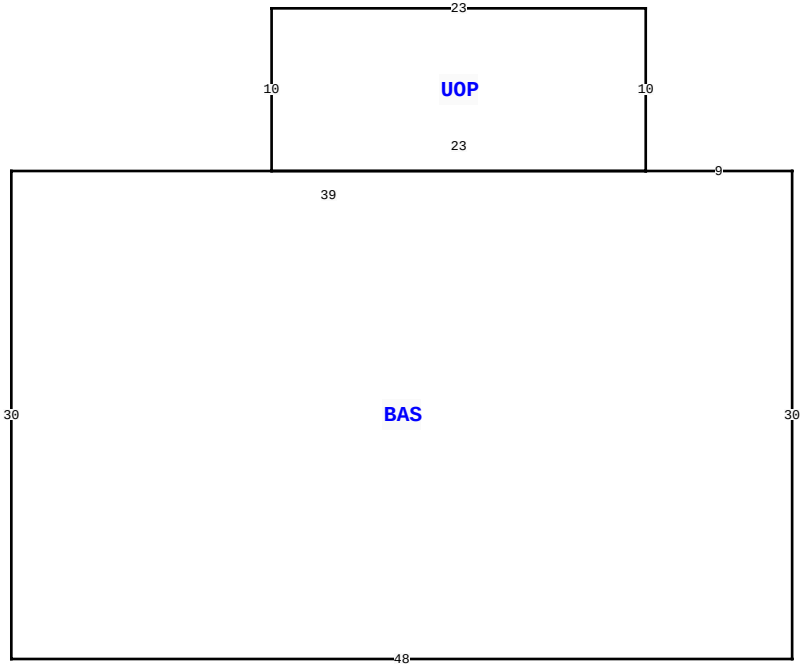
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 90
Roof Cover	01	MINIMUM 10
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		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	10516.070	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,440	100		1,440	95,500
UOP	230	25		58	3,847
TOTALS	1,670			1,498	99,346

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,498	116.9000	108.72	162,863	2010	2009	0	0	0	39.00	61.00

1 MANUF 1 100% - 2003 Heated Area: 1440 HX Base Yr 2003



484 SW TWIG CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/16/2026 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	0031	BARN,MT AE	0	100	24	40	960.00	UT	10.00	10.00	100	2007	2007	3	100	9,600	
2	0294	SHED WOOD/	0	100	0	0	1,592.00	UT	6.00	6.00	100	2009	2009	3	100	9,552	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,200	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	2,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		99,346
TOTAL MARKET OB/XF VALUE		29,352
TOTAL LAND VALUE - MARKET		23,000
TOTAL MARKET VALUE		151,698
SOH/AGL Deduction		52,633
ASSESSED VALUE		99,065
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		47,654
TOTAL JUST VALUE		151,698
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		152,767

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044737	Remodel	7,097	06/22/2022
27981	M H	375	07/29/2009
19243	GARAGE	95	02/19/2002
13512	M H	125	01/12/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1474/804	8/22/2022	QC	U	I	11	100
GRANTOR: BOONE WILLIAM E						
GRANTEE: BOONE WILLIAM E						
0943/2364	1/10/2002	WD	P	I	99	47,000
GRANTOR: CHARLENE H POTTER						
GRANTEE: WILLIAM E BOONE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W9 UOP= N10 W23 S10 E23$ W39 S30 E48 N30$.

LAND DESCRIPTION

TOTAL OB/XF 29,352

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	23,000.00	23,000.00	23,000							

REVIEW DATE 12/28/2022 BY HC Total Acres: 1.05 Total Land Value: 23,000 Market: 0 Agricultural: 0 Common: 23,000 PRINTED 11/17/2026 BY SYS