COMM NE COR OF SW1/4, RUN S 378.
CONT S 349.43 FT, W 1296.66 FT T
RIDGE LANE, N ALONG R/W 349.43 F

SEM PO YING TRUST REVOCABLE LIVING TRUST AGREEMENT
9534 EQUUS CIR
BOYNTON BEACH, FL 33472-4334

2027

12-5S-15-00447-211

BUILDING CHARACTERISTICS

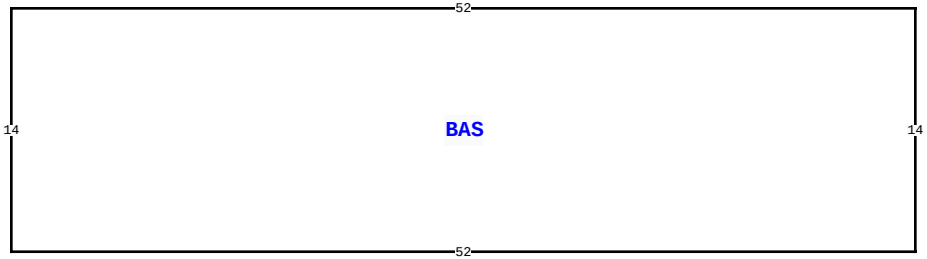
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Stories	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 02
NEIGHBORHOOD/LOC	12515.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	728	100		728	38,507
TOTALS	728			728	38,507

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	728	103.4100	96.17	70,012	1996	1996	0	0	0	45.00	55.00

1 MANUF 1 0% - 0 Heated Area: 728 HX Base Yr



479 SW PINE RIDGE CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	0	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	600	
2	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	38,507
TOTAL MARKET OB/XF VALUE	8,000
TOTAL LAND VALUE - MARKET	114,400
TOTAL MARKET VALUE	160,907
SOH/AGL Deduction	36,294
ASSESSED VALUE	124,613
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	124,613
TOTAL JUST VALUE	160,907
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	161,323

PERMIT NUM	DESCRIPTION	AMT	ISSUED
10449	M H	125	11/14/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1509/80	2/21/2024	WD	U	I	11	100
GRANTOR: SEM PO YING TRUST						
GRANTEE: SEM PO YING REVOCAB						
1039/0765	2/25/2005	WD	Q	I		62,500
GRANTOR: SHERIDAN D & MARY STE						
GRANTEE: PO YING SEM						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S14 E52 N14$.

LAND DESCRIPTION

TOTAL OB/XF 8,000

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	0		A-1	0.00	0.00	10.40	AC		1.00	1.00	1.00	11,000.00	11,000.00	114,400							

REVIEW DATE 07/13/2016 BY DF Total Acres: 10.40 Total Land Value: 114,400 Market: 0 Agricultural: 0 Common: 114,400 PRINTED 11/17/2026 BY SYS