

Columbia County Property Appraiser

Jeff Hampton

2021 Working Values

updated: 12/8/2020

Parcel: << **00-00-00-00742-005** >>

Owner & Property Info

Result: 3 of 8

Owner	KOCH LEONARD G & ETAL (JTWRs) 1103 SW RIVERSIDE AVE FORT WHITE, FL 32038		
Site	1103 RIVERSIDE AVE, FORT WHITE		
Description*	LOT 5 UNIT 9 THREE RIVERS ESTATES & WD 1253-815		
Area	1.053 AC	S/T/R	27-6S-15
Use Code**	MOBILE HOM (000200)	Tax District	3

*The Description above is not to be used as the Legal Description for this parcel in any legal transaction.

**The Use Code is a FL Dept. of Revenue (DOR) code and is not maintained by the Property Appraiser's office. Please contact your city or county Planning & Zoning office for specific zoning information.

Property & Assessment Values

2020 Certified Values		2021 Working Values	
Mkt Land (2)	\$9,250	Mkt Land (2)	\$9,250
Ag Land (0)	\$0	Ag Land (0)	\$0
Building (1)	\$62,749	Building (1)	\$61,519
XFOB (4)	\$3,768	XFOB (4)	\$3,768
Just	\$75,767	Just	\$74,537
Class	\$0	Class	\$0
Appraised	\$75,767	Appraised	\$74,537
SOH Cap [?]	\$9,478	SOH Cap [?]	\$6,259
Assessed	\$66,289	Assessed	\$68,278
Exempt	HX H3 \$41,289	Exempt	HX H3 \$43,278
Total Taxable	county:\$25,000 city:\$25,000 other:\$25,000 school:\$41,289	Total Taxable	county:\$25,000 city:\$25,000 other:\$25,000 school:\$43,278

Aerial Viewer Pictometry Google Maps

2019 2016 2013 2010 2007 2005 Sales

00-00-00-00742-005 (HX H3)
KOCH LEONARD G & ETAL (JTWRs)
1103 SW RIVERSIDE AVE
27/6S/15 (MOBILE HOM) 1.053AC
Txbi:\$25,000.00 Sale:10/13/1993 - \$11,600 - V/U

Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Quality (Codes)	RCode
3/8/2013	\$0	1253/0815	WD	V	U	11
10/13/1993	\$11,600	782/0434	WD	V	U	12

Building Characteristics

Bldg Sketch	Bldg Item	Bldg Desc*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	1	MANUF 1 (000200)	2000	2356	2996	\$61,519

*Bldg Desc determinations are used by the Property Appraisers office solely for the purpose of determining a property's Just Value for ad valorem tax purposes and should not be used for any other purpose.

Extra Features & Out Buildings (Codes)

Code	Desc	Year Blt	Value	Units	Dims	Condition (% Good)
0294	SHED WOOD/	2006	\$2,268.00	216.000	18 x 12 x 0	AP (025.00)
0190	FPLC PF	2016	\$1,200.00	1.000	0 x 0 x 0	(000.00)
0169	FENCE/WOOD	2016	\$200.00	1.000	0 x 0 x 0	(000.00)
0252	LEAN-TO W/	2016	\$100.00	1.000	0 x 0 x 0	(000.00)

Land Breakdown

Land Code	Desc	Units	Adjustments	Eff Rate	Land Value
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000200	MBL HM (MKT)	1.000 LT - (1.053 AC)	1.00/1.00 1.00/1.00	\$6,000	\$6,000
009945	WELL/SEPT (MKT)	1.000 UT - (0.000 AC)	1.00/1.00 1.00/1.00	\$3,250	\$3,250

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