Columbia County Property Appraiser

Jeff Hampton

updated: 1/25/2024

Owner & Property Info

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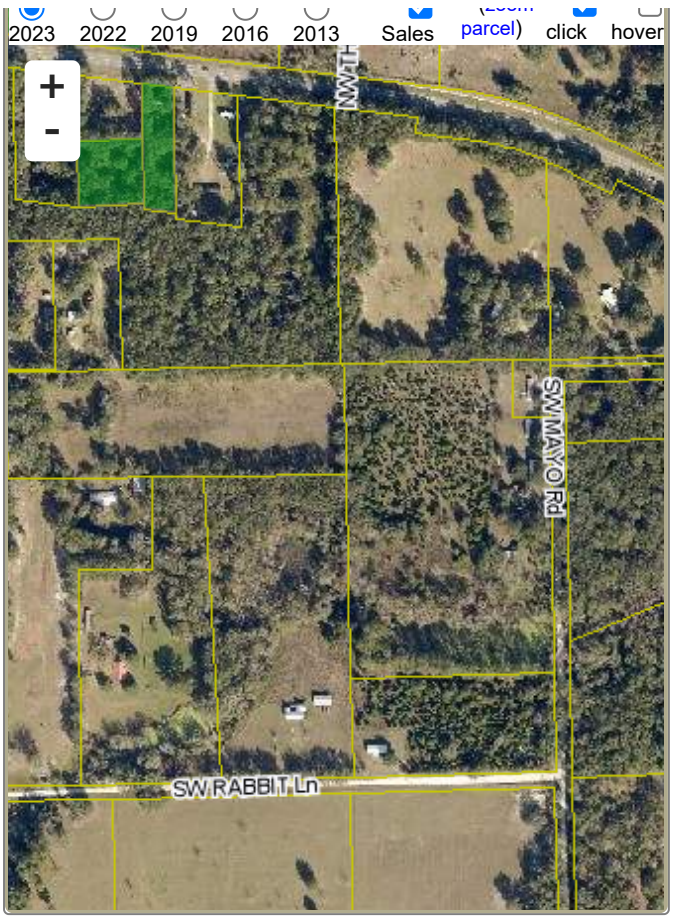
Owner	WHITCOMB THEODORE J WHITCOMB CARLA 167 SW MOSSY OAK WAY LAKE CITY, FL 32024		
Site	167 SW MOSSY OAK WAY, LAKE CITY		
Description*	LOT 1 HUNTER'S RIDGE S/D. WD 1050-4.		
Area	3.92 AC	S/T/R	25-3S-15
Use Code**	SINGLE FAMILY (0100)	Tax District	3

*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

2023 Certified Values		2024 Working Values	
Mkt Land	$45,080	Mkt Land	$45,080
Ag Land	$0	Ag Land	$0
Building	$271,288	Building	$266,394
XFOB	$7,788	XFOB	$7,788
Just	$324,156	Just	$319,262
Class	$0	Class	$0
Appraised	$324,156	Appraised	$319,262
SOH Cap [?]	$76,325	SOH Cap [?]	$63,996
Assessed	$247,831	Assessed	$255,266
Exempt	HX HB $55,000 VX	Exempt	HX HB $55,000 VX
Total Taxable	county:$192,831 city:$0 other:$0 school:$217,831	Total Taxable	county:$200,266 city:$0 other:$0 school:$225,266

Sales History

Show Similar Sales within 1/2 mile | Fill out Sales Questionnaire

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
6/17/2005	$58,800	1050/0004	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2006	2391	3343	$266,394

*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
0166	CONC,PAVMT	2006	$7,188.00	2396.00	0 x 0
0169	FENCE/WOOD	2016	$300.00	1.00	0 x 0
0296	SHED METAL	2016	$300.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	3.920 AC	1.0000/1.0000 1.0000/ /	$11,500 /AC	$45,080

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