

Columbia County Property Appraiser

Jeff Hampton

2025 Working Values

updated: 12/12/2024

Parcel: << 32-4S-17-09116-102 (33411) >>

Aerial Viewer Pictometry Google Maps
 2023 2022 2019 2016 2013 Sales

Owner & Property Info

Result: 1 of 1

Owner	LIGATO CARMELO WILLIAM LIGATO PAMELA SUE 288 SW HILL CREEK DR LAKE CITY, FL 32025-7964		
Site	288 SW HILL CREEK DR, LAKE CITY		
Description*	LOT 2 HILLS AT ROSE CREEK S/D PHASE 2. WD 1043-175, CT 1249-536, WD 1256-2494, WD 1325-1190, WD 1431-574, LE 1449-1400.		
Area	5.01 AC	S/T/R	32-4S-17
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

2024 Certified Values		2025 Working Values	
Mkt Land	\$44,000	Mkt Land	\$44,000
Ag Land	\$0	Ag Land	\$0
Building	\$346,418	Building	\$346,418
XFOB	\$95,710	XFOB	\$95,710
Just	\$486,128	Just	\$486,128
Class	\$0	Class	\$0
Appraised	\$486,128	Appraised	\$486,128
SOH/10% Cap	\$123,028	SOH/10% Cap	\$112,135
Assessed	\$363,100	Assessed	\$373,993
Exempt	HX HB \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$313,100 city:\$0 other:\$0 school:\$338,100	Total Taxable	county:\$323,993 city:\$0 other:\$0 school:\$348,993

NOTE: Property ownership changes can cause the Assessed value of the property to reset to full Market value, which could result in higher property taxes.

Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
10/5/2021	\$100	1449 / 1400	LE	I	U	14
2/23/2021	\$349,500	1431 / 574	WD	I	Q	01
11/7/2016	\$20,000	1325 / 1190	WD	V	Q	01
5/21/2013	\$10,000	1256 / 2494	WD	V	U	18
1/23/2013	\$100	1249 / 536	CT	V	U	18
4/8/2005	\$58,900	1043 / 175	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2018	2016	4488	\$346,418

*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

Code	Desc	Year Blt	Value	Units	Dims
0190	FPLC PF	2018	\$1,200.00	1.00	0 x 0
0166	CONC,PAVMT	2018	\$5,710.00	4392.00	0 x 0
0104	GENERATOR PERM	2021	\$5,100.00	1.00	x
0031	BARN,MT AE	2022	\$75,000.00	1.00	x
0166	CONC,PAVMT	2022	\$3,300.00	660.00	12 x 55
0104	GENERATOR PERM	2022	\$5,400.00	1.00	x

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (5.010 AC)	1.0000/1.0000 1.0000/.8000000 /	\$44,000 /LT	\$44,000

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