

# Columbia County Property Appraiser

**2026 Working Values**  
updated: 2/19/2026

Jeff Hampton

Retrieve Tax Record Tax Estimator 2025 TRIM (pdf) Property Card Parcel List Generator **Show on GIS Map** Print

Parcel: << **15-4S-16-02992-000 (13654)** >>

**Owner & Property Info** << Result: 25 of 29 >>

Owner	<b>FRAZIER TIMOTHY W</b> <b>FRAZIER MARGARET ANN</b> 3618 SW STATE ROAD 247 LAKE CITY, FL 32024		
Site	3618 SW STATE ROAD 247, LAKE CITY		
Description*	COMM SW COR OF SW1/4 OF NW1/4, RUN E 660.5 FT, N 319.2 FT, E 200 FT FOR POB, RUN E 375.19 FT, SE 114 FT TO W R/W SR-247, SW ALONG R/W 340.29 FT, NW 307.5 FT, N 100 FT TO POB. 774-1637, 843-1708, WD 1334-1089,		
Area	2 AC	S/T/R	15-4S-16
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**

2025 Certified Values		2026 Working Values	
Mkt Land	\$23,000	Mkt Land	\$23,000
Ag Land	\$0	Ag Land	\$0
Building	\$139,133	Building	\$148,418
XFOB	\$1,496	XFOB	\$1,496
Just	\$163,629	Just	\$172,914
Class	\$0	Class	\$0
Appraised	\$163,629	Appraised	\$172,914
SOH/10% Cap	\$72,185	SOH/10% Cap	\$76,277
Assessed	\$91,444	Assessed	\$96,637
Exempt	HX HB \$50,000	Exempt	HX HB \$51,411
Total Taxable	county:\$41,444 city:\$0 other:\$0 school:\$66,444	Total Taxable	county:\$45,226 city:\$0 other:\$0 school:\$71,637

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

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
4/7/2017	\$100	1334 / 1089	WD	I	U	11
8/6/1997	\$64,000	843 / 1708	WD	I	Q	
5/12/1993	\$48,000	774 / 1637	WD	I	Q	
12/1/1985	\$40,500	584 / 360	WD	I	Q	

**Building Characteristics**

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
<a href="#">Sketch</a>	SINGLE FAM (0100)	1956	1206	2731	\$148,418

\*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
0294	SHED WOOD/VINYL	2007	\$896.00	64.00	8 x 8
0296	SHED METAL	2007	\$200.00	1.00	0 x 0