

# Columbia County Property Appraiser

Jeff Hampton

**2022 Working Values**

updated: 2/3/2022

Parcel: << **32-4S-17-08925-001 (32942)** >>

Aerial Viewer Pictometry Google Maps

## Owner & Property Info

Result: 3 of 3

|              |  |              |          |
|--------------|--|--------------|----------|
| Owner        | <b>TOMPKINS APRIL S</b><br>2676 SW TUSTENUGGEE AVE<br>LAKE CITY, FL 32025  |              |          |
| Site         | 2676 SW TUSTENUGGEE Ave, LAKE CITY   |              |          |
| Description* | COMM NW COR OF SEC, RUN E 2739.47 FT TO W R/W CR-131, RUN S'LY ALONG R/W 1011.79 FT FOR POB, RUN SW 25 DEG 210 FT, NW 77 DEG 215.31 FT, NE 25 DEG 257.85 FT, SE 64 DEG 210 FT TO POB. 468-18, 653-52, DC 585-160, LE 1353-945, DC 1447-2352, LE 1447-2356, |              |          |
| Area         | 1.13 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

| 2021 Certified Values |   | 2022 Working Values |   |
|-----------------------|---|---------------------|---|
| Mkt Land              | \$11,639  | Mkt Land            | \$11,639  |
| Ag Land               | \$0   | Ag Land             | \$0   |
| Building              | \$110,191   | Building            | \$110,191   |
| XFOB                  | \$14,932  | XFOB                | \$14,932  |
| Just                  | \$136,762   | Just                | \$136,762   |
| Class                 | \$0   | Class               | \$0   |
| Appraised             | \$136,762   | Appraised           | \$136,762   |
| SOH Cap [?]           | \$37,482  | SOH Cap [?]         | \$34,504  |
| Assessed              | \$99,280  | Assessed            | \$102,258   |
| Exempt                | HX HB \$50,000  | Exempt              | HX HB \$50,000  |
| Total Taxable         | county:\$49,280<br>city:\$0<br>other:\$0<br>school:\$74,280 | Total Taxable       | county:\$52,258<br>city:\$0<br>other:\$0<br>school:\$77,258 |

## Sales History

| Sale Date | Sale Price | Book/Page | Deed | V/I | Qualification (Codes) | RCode |
|-----------|------------|-----------|------|-----|-----------------------|-------|
| 9/21/2021 | \$0        | 1447/2356 | LE   | I   | U                     | 14    |
| 2/9/2018  | \$0        | 1353/0945 | LE   | I   | U                     | 14    |
| 4/13/1988 | \$0        | 0653/0052 | WD   | I   | Q                     |       |
| 4/13/1988 | \$54,900   | 0649/0742 | WD   | I   | Q                     |       |

## Building Characteristics

| Bldg Sketch | Description*      | Year Blt | Base SF | Actual SF | Bldg Value |
|-------------|-------------------|----------|---------|-----------|------------|
| Sketch      | SINGLE FAM (0100) | 1974     | 1860    | 2660      | \$110,191  |

\*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     |
|------|------------------|----------|------------|---------|----------|
| 0040 | BARN,POLE        | 0        | \$518.00   | 576.00  | 24 x 24  |
| 0260 | PAVEMENT-ASPHALT | 0        | \$432.00   | 1800.00 | 12 x 150 |
| 0280 | POOL R/CON       | 1996     | \$9,728.00 | 512.00  | 32 x 16  |