

Columbia County Property Appraiser

Jeff Hampton

2020 Working Values

updated: 6/5/2020

Parcel: << 00-00-00-00865-069 >>

Owner & Property Info

Result: 1 of 1

Owner	GENDREAU MICHAEL J 756 SW PLEASANT TERR FORT WHITE, FL 32038		
Site	756 PLEASANT TER, FT WHITE		
Description*	LOTS 69 & 70 UNIT 12 THREE RIVERS ESTATES. ORB 749-1668. PROB 2003-358-CP, 1003-1021, PRD 1006-374, 1012-1980, QCD 1039-1540, WD 1085-802, QC 1119-2407, WD 1119-2408		
Area	1.41 AC	S/T/R	36-6S-15
Use Code**	MISC RES (000700)	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

2019 Certified Values		2020 Working Values	
Mkt Land (2)	\$10,450	Mkt Land (2)	\$10,450
Ag Land (0)	\$0	Ag Land (0)	\$0
Building (0)	\$0	Building (0)	\$0
XFOB (1)	\$400	XFOB (1)	\$400
Just	\$10,850	Just	\$10,850
Class	\$0	Class	\$0
Appraised	\$10,850	Appraised	\$10,850
SOH Cap [?]	\$0	SOH Cap [?]	\$0
Assessed	\$10,850	Assessed	\$10,850
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$10,560 city:\$10,560 other:\$10,560 school:\$10,850	Total Taxable	county:\$10,850 city:\$10,850 other:\$10,850 school:\$10,850



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Quality (Codes)	RCode
5/18/2007	\$22,500	1119/2408	WD	V	U	08
11/20/2006	\$10,000	1102/1557	QC	V	U	01
5/26/2006	\$25,000	1085/0802	WD	I	Q	
3/24/2005	\$14,000	1042/1394	WD	I	U	07
2/11/2005	\$9,900	1039/1540	QC	I	U	06
8/9/2004	\$10,200	1025/0307	WD	I	U	08
1/27/2004	\$100	1006/0374	PR	I	U	06
7/24/1991	\$7,300	749/1668	WD	I	U	12

Building Characteristics

Bldg Sketch	Bldg Item	Bldg Desc*	Year Blt	Base SF	Actual SF	Bldg Value
N O N E						

▼ **Extra Features & Out Buildings** [\(Codes\)](#)

Code	Desc	Year Blt	Value	Units	Dims	Condition (% Good)
0296	SHED METAL	0	\$400.00	1.000	0 x 0 x 0	(000.00)

▼ **Land Breakdown**

Land Code	Desc	Units	Adjustments	Eff Rate	Land Value
000700	MISC RES (MKT)	2.000 LT - (1.410 AC)	1.00/1.00 0.60/1.00	\$3,600	\$7,200
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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