

Columbia County Property Appraiser

Jeff Hampton

2024 Working Values

updated: 10/19/2023

Parcel: << 01-3S-15-00134-001 (45417) >>

Owner & Property Info

Result: 1 of 1

Owner	IVEY JONATHAN 1459 NW OGDEN LOOP LAKE CITY, FL 32055		
Site	1459 NW OGDEN LOOP, LAKE CITY		
Description*	COMM NE COR OF SE1/4 OF SE1/4, RUN W 38 FT TO W R/W OF CO RD FOR POB, RUN S ALONG R/W 329.94 FT FOR POB, S 329.75 FT, W 198.15 FT, N 329.75 FT, E 198.15 FT TO POB, 504-678, 673-013, 718-325, FJ 940-1148, QC 1434-135, QC 1435-2122, QC 1470-1934		
Area	1.5 AC	S/T/R	01-3S-15
Use Code**	MOBILE HOME (0200)	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	\$19,500	Mkt Land	\$19,500
Ag Land	\$0	Ag Land	\$0
Building	\$21,292	Building	\$21,292
XFOB	\$7,500	XFOB	\$7,500
Just	\$48,292	Just	\$48,292
Class	\$0	Class	\$0
Appraised	\$48,292	Appraised	\$48,292
SOH Cap [?]	\$0	SOH Cap [?]	\$0
Assessed	\$48,292	Assessed	\$48,292
Exempt	\$0	Exempt	\$0
Total	county:\$48,292 city:\$0	Total	county:\$48,292 city:\$0
Taxable	other:\$0 school:\$48,292	Taxable	other:\$0 school:\$48,292

Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
7/6/2022	\$100	1470/1934	QC	I	U	11
1/18/2021	\$100	1435/2122	QC	I	U	11
1/18/2021	\$15,000	1434/0135	QC	I	U	11
11/1/1981	\$2,000	0504/0678	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	MOBILE HME (0800)	1980	1144	1304	\$21,292

*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
0285	SALVAGE	2005	\$500.00	1.00	0 x 0
9945	Well/Sept		\$7,000.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0102	SFR/MH (MKT)	1.500 AC	1.0000/1.0000 1.0000/ /	\$13,000 /AC	\$19,500

PREPARED BY AND RETURN TO:

Name: Rob Stewart, of
Lake City Title-
Address: 426 SW Commerce Drive, Ste 145
Lake City, FL 32025

Document prepared without the benefit of a title search or
title insurance. Information provided by Grantor.

(Space Above This Line For Recording Data)

Quit Claim Deed

THIS QUIT-CLAIM DEED is made as of this 6th day of **July, 2022**, by **Aaron Ivey, a Single Man("Grantor")**, whose post office address is **512 SE Waldron Terrace, Lake City, FL 32025**, given to second party, **Jonathan Ivey, a Single Man** whose post office address is **1459 NW Ogden Loop, Lake City, FL 32055** ("**Grantee**").

WITNESSETH:

For good and valuable consideration to Grantor, the receipt whereof is hereby acknowledged, Grantor does hereby quit-claim, grant, bargain, sell, alien, remise, release and convey unto Grantee, its successors and assigns all of Grantor's right, title and interest in and to that certain property interest (the "Property") in **Columbia County, Florida**, as more particularly described as follows:

Section 1, Township 3 South, Range 15 East, Commence at the Northeast corner of the Southeast 1/4 of the Southeast 1/4 of said Section 1, run thence S 89°20'35" W a distance of 38.00 feet to the Westerly right-of-way line of a county graded road; thence run S 00°02'45" W, along the West right-of-way line of said county graded road, a distance of 329.94 feet to the Point of Beginning; thence continue S 00°02'45" W, along said West right-of-way line 329.75 feet; thence run S 89°20'35" W, a distance of 198.15 feet; thence run N 00°02'45" E, a distance of 329.75 feet thence run N 89°20'35" E, a distance of 198.15 feet to the Point of Beginning.

Together with a 1988 SUNP double-wide mobile home, VIN #'s: FLFJ32A10252ST & FLFJ32B10252ST.

Said property is not the homestead of the Grantor under the laws and constitution of the State of Florida in that neither Grantor nor any member of the household of Grantor reside thereon.

SUBJECT to taxes for 2022 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any, without intention of creation or reimposing same.

IN WITNESS WHEREOF, the Grantor has caused this Quit-Claim Deed to be executed and delivered the day and year first above written.

Signed, sealed and delivered
in the presence of:

Teresa Wilkey
WITNESS
PRINT NAME: Teresa Wilkey

Aaron Ivey
Aaron Ivey

Amber H Suhl
WITNESS
PRINT NAME: Amber H Suhl

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or () online
notarization this 6th day of July, 2022, by Aaron Ivey, who is personally known to me or has produced
FL DL as identification.

Amber H Suhl
Signature of Notary Public

