

Columbia County Property Appraiser

Jeff Hampton

2024 Working Values

updated: 8/8/2024

Parcel: 02-6S-15-00502-051 (2463)

Owner & Property Info

Result: 1 of 5

Owner	LITTLE KIM H 1269 SW OLD SPANISH RD FORT WHITE, FL 32038		
Site	1269 SW OLD SPANISH RD, FORT WHITE		
Description*	LOT 1 ICHETUCKNEE FOREST TRACT A PHASE 1 REPLAT. 658-127, 894-1506, DC 1439-1341, LE 1442-1495		
Area	7.95 AC	S/T/R	02-6S-15
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

2023 Certified Values		2024 Working Values	
Mkt Land	\$51,000	Mkt Land	\$51,000
Ag Land	\$0	Ag Land	\$0
Building	\$154,731	Building	\$166,588
XFOB	\$14,480	XFOB	\$14,480
Just	\$220,211	Just	\$232,068
Class	\$0	Class	\$0
Appraised	\$220,211	Appraised	\$232,068
SOH/10% Cap	\$71,923	SOH/10% Cap	\$79,106
Assessed	\$152,067	Assessed	\$156,419
Exempt	HX HB	Exempt	HX HB
	county:\$98,288 city:\$0 other:\$0 school:\$127,067		county:\$102,962 city:\$0 other:\$0 school:\$131,419
Total Taxable		Total Taxable	

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
7/8/2021	\$100	1442 / 1495	WD	I	U	14
12/27/1999	\$12,000	894 / 1506	WD	V	U	03
7/11/1988	\$20,900	658 / 127	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2006	1325	3009	\$166,588

*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
0180	FPLC 1STRY	2006	\$2,000.00	1.00	0 x 0
0296	SHED METAL	2006	\$2,880.00	240.00	10 x 24
9945	Well/Sept		\$7,000.00	1.00	0 x 0
0294	SHED WOOD/VINYL	2013	\$1,200.00	1.00	0 x 0
0294	SHED WOOD/VINYL	2013	\$800.00	1.00	0 x 0
0081	DECKING WITH RAILS	2013	\$600.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (7.950 AC)	1.0000/1.0000 1.0000/.8500000 /	\$51,000 /LT	\$51,000

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Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales



SUWANNEE

