

Parcel: << 18-5S-17-09280-161 (34054) >>

Owner & Property Info

Result: 2 of 4

Owner	SHELLEY DANIEL P SHELLEY RACHEL D 1218 SW MANDIBA DR LAKE CITY, FL 32024		
Site	1218 SW MANDIBA DR, LAKE CITY		
Description*	LOT 61 OAKS OF LAKE CITY PHASE 2. WD 1318-1266, WD 1429-198,		
Area	1.99 AC	S/T/R	18-5S-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

2024 Certified Values		2025 Working Values	
Mkt Land	\$82,500	Mkt Land	\$82,500
Ag Land	\$0	Ag Land	\$0
Building	\$523,860	Building	\$553,137
XFOB	\$53,261	XFOB	\$52,156
Just	\$659,621	Just	\$687,793
Class	\$0	Class	\$0
Appraised	\$659,621	Appraised	\$687,793
SOH/10% Cap	\$134,496	SOH/10% Cap	\$147,439
Assessed	\$525,125	Assessed	\$540,354
Exempt	HX HB \$50,000	Exempt	HX HB \$50,722
Total	county:\$475,125 city:\$0	Total	county:\$489,632 city:\$0
Taxable	other:\$0 school:\$500,125	Taxable	other:\$0 school:\$515,354

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
1/28/2021	\$65,000	1429 / 198	WD	V	Q	01
7/12/2016	\$30,000	1318 / 1266	WD	V	Q	01

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2022	3621	5040	\$553,137

*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
0166	CONC,PAVMT	2022	\$5,490.00	1830.00	x
0280	POOL R/CON	2022	\$33,814.00	498.00	x
0282	POOL ENCL	2022	\$12,852.00	1008.00	28 x 36

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (1.990 AC)	1.0000/1.0000 1.0000/1.5000000 /	\$82,500 /LT	\$82,500

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Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales

