Jeff Hampton

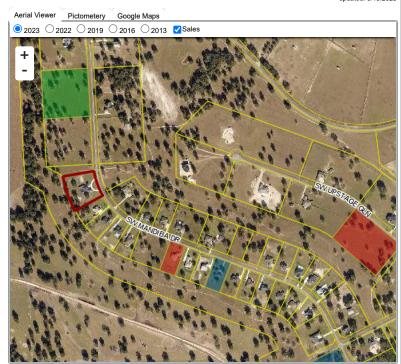
Parcel: << 18-5S-17-09280-161 (34054) >>>

Owner & Property Info Result: 2 of 4 SHELLEY DANIEL P SHELLEY RACHEL D 1218 SW MANDIBA DR LAKE CITY, FL 32024 Owner Site 1218 SW MANDIBA DR, LAKE CITY Description* LOT 61 OAKS OF LAKE CITY PHASE 2. WD 1318-1266, WD 1429-198, 1.99 AC S/T/R 18-5S-17 Area Use Code** SINGLE FAMILY (0100) Tax District

*The Description above is not to be used as the Legal Description for this parcel in any legal transaction.
**The <u>Use Code</u> 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.

	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	нх нв \$50,000	Exempt	HX HB \$50,722		
Total Taxable	county:\$475,125 city:\$0 other:\$0 school:\$500,125		county:\$489,632 city:\$0 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
Ш	*Bldg Desc determinations are used by the Prope	erty Appraisers office solely for the nurnose of determining a property's first Value f	or ad valorem tay nurnoses and s	hould not be used for any other nume	200	

Extra Features & Out Buildings						
Code	Desc	Year Blt	Value	Units	Dims	
0166	CONC,PAVMT	2022	\$5,490.00	1830.00	х	
0280	POOL R/CON	2022	\$33,814.00	498.00	х	
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	

Search Result: 2 of 4

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