

# Columbia County Property Appraiser

Jeff Hampton

**2025 Working Values**

updated: 12/5/2024

Parcel: << **33-2S-16-01816-017 (46498)** >>

## Owner & Property Info

Owner	<b>ANDERSCH CHRISTOPHER ANDERSCH CANDY</b> 163 NW OUTBACK GLN LAKE CITY, FL 32055		
Site	167 NW OUTBACK GLN, LAKE CITY		
Description*	COMM SW COR OF SW1/4 OF NW1/4, N 361 FT, E 36.05 FT TO E R/W OF PARNELL AVE, CONT E 855.58 FT FOR POB, N 205 FT, E 425.20 FT, S 205 FT, W 425.20 FT TO POB. 500-546, 706-577, 777-213, LE 1507-1132, QC 1507-1128, QC 1507-2092		
Area	2 AC	S/T/R	33-2S-16
Use Code**	VACANT (0000)	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.

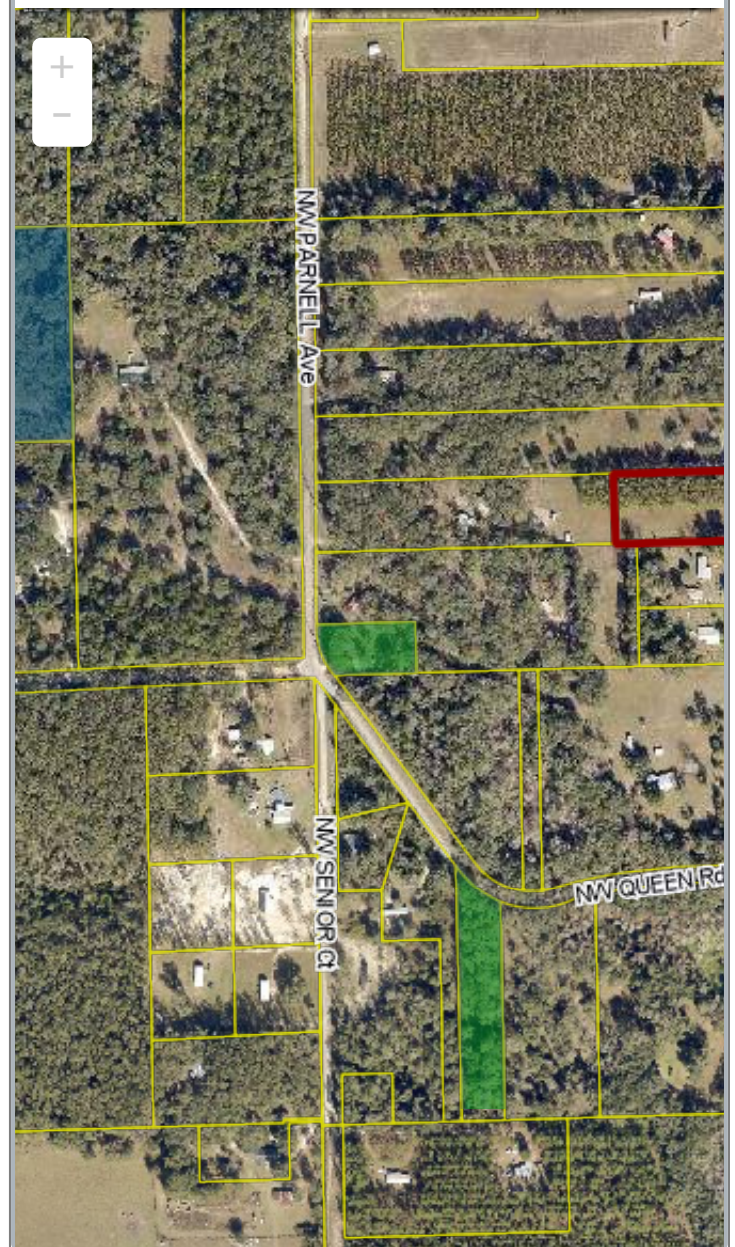
## Property & Assessment Values

2024 Certified Values		2025 Working Values	
Mkt Land	\$9,750	Mkt Land	\$9,750
Ag Land	\$0	Ag Land	\$0
Building	\$0	Building	\$0
XFOB	\$0	XFOB	\$0
Just	\$9,750	Just	\$9,750
Class	\$0	Class	\$0
Appraised	\$9,750	Appraised	\$9,750
SOH/10% Cap	\$1,932	SOH/10% Cap	\$1,150
Assessed	\$9,750	Assessed	\$9,750
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$7,818 city:\$0 other:\$0 school:\$9,750	Total Taxable	county:\$8,600 city:\$0 other:\$0 school:\$9,750

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.

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
2/9/2024	\$100	1507 / 2092	QC	V	U	11
1/31/2024	\$100	1507 / 1130	LE	I	U	14
1/31/2024	\$100	1507 / 1128	QC	V	U	11
7/9/1993	\$31,000	777 / 213	WD	I	Q	

## Building Characteristics

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

▼ Extra Features & Out Buildings					
Code	Desc	Year Blt	Value	Units	Dims
N O N E					

▼ Land Breakdown					
Code	Desc	Units	Adjustments	Eff Rate	Land Value
0000	VAC RES (MKT)	2.000 AC	1.0000/1.0000 1.0000/.7500000 /	\$4,875 /AC	\$9,750

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