

10/20/2020

Columbia County Property Appraiser

Columbia County Property Appraiser

Jeff Hampton

2020 Preliminary Certified

updated: 10/9/2020

Parcel: << 34-5S-16-03752-214 >>

Owner & Property Info

Result: 1 of 1

Owner	BROWN CHRISTOPHER N 884 SW MORNINGSTAR GLN FORT WHITE, FL 32038		
Site	884 MORNING STAR GLN, FORT WHITE		
Description*	LOT 14 ANCIENT OAKS S/D. AG 1041-1372, WD 1398-1979.		
Area	5 AC	S/T/R	34-5S-16E
Use Code**	SINGLE FAM (000100)	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

2019 Certified Values		2020 Preliminary Certified	
Mkt Land (2)	\$29,000	Mkt Land (2)	\$32,000
Ag Land (0)	\$0	Ag Land (0)	\$0
Building (1)	\$54,177	Building (1)	\$56,260
XFOB (1)	\$2,160	XFOB (1)	\$2,160
Just	\$85,337	Just	\$90,420
Class	\$0	Class	\$0
Appraised	\$85,337	Appraised	\$90,420
SOH Cap [?]	\$585	SOH Cap [?]	\$3,719
Assessed	\$84,752	Assessed	\$86,701
Exempt	HX H3 \$50,000	Exempt	HX H3 \$50,000
Total Taxable	county:\$34,752 city:\$34,752 other:\$34,752 school:\$59,752	Total Taxable	county:\$36,701 city:\$36,701 other:\$36,701 school:\$61,701

Aerial Viewer Pictometry Google Maps

☒ 2019 ☐ 2016 ☐ 2013 ☐ 2010 ☐ 2007 ☐ 2005 ☒ Sales
**▼ Sales History**

Sale Date	Sale Price	Book/Page	Deed	V/I	Quality (Codes)	RCode
11/4/2019	\$100	1398/1979	WD	I	U	11
1/5/2016	\$0	1312/1284	AG	I	U	30
12/9/2010	\$100	1206/0740	TR	V	U	30
8/28/2003	\$28,000	1041/1372	AG	V	U	01

▼ Building Characteristics

Bldg Sketch	Bldg Item	Bldg Desc*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	2	PREF M B A (008700)	2013	3200	3200	\$56,260

*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	Condition (% Good)
0294	SHED WOOD/	2005	\$2,160.00	288.000	12 x 24 x 0	(000.00)

▼ Land Breakdown

Land Code	Desc	Units	Adjustments	Eff Rate	Land Value
000100	SFR (MKT)	1.000 LT - (5.000 AC)	1.00/1.00 1.00/1.00	\$30,000	\$30,000

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