

# COLUMBIA COUNTY Property Appraiser

## Parcel 13-4S-16-02952-110

### Owners

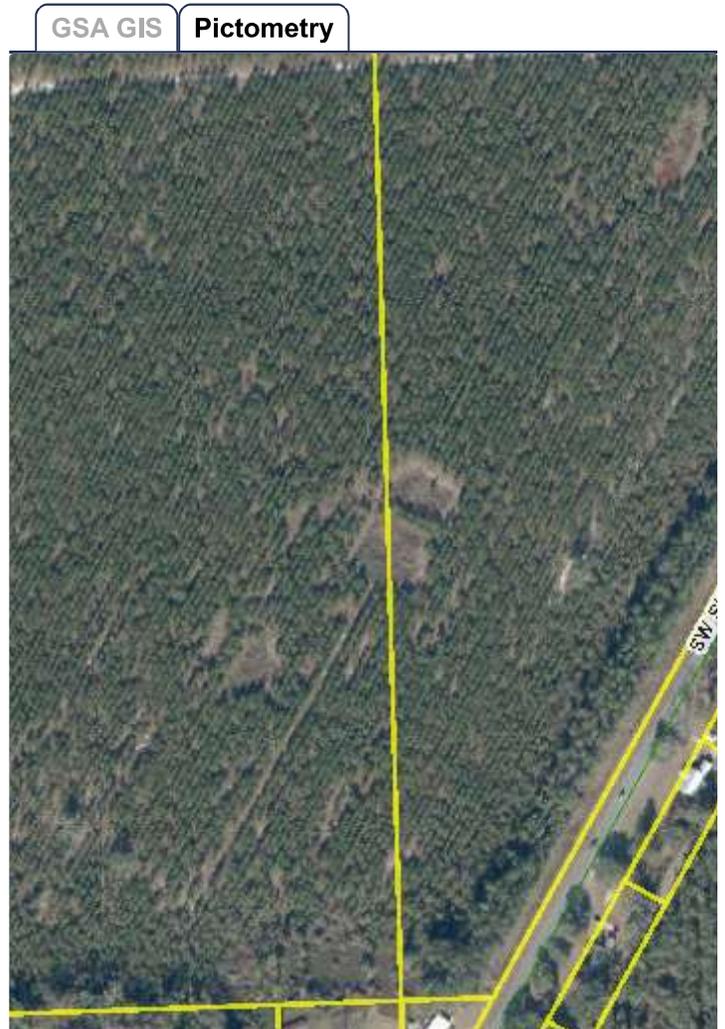
LIVENGOOD RICHARD G  
LIVENGOOD COURTNEY  
2955 SW SISTERS WELCOME RD  
LAKE CITY, FL 32024

### Parcel Summary

|              |                                   |
|--------------|-----------------------------------|
| Location     | 2955 SW SISTERS WELCOME RD        |
| Use Code     | 0100: SINGLE FAMILY               |
| Tax District | 2: COUNTY                         |
| Acreage      | .5010                             |
| Section      | 13                                |
| Township     | 4S                                |
| Range        | 16                                |
| Subdivision  | THREE 41                          |
| Exemptions   | 01: HOMESTEAD (196.031a&b) (100%) |

### Legal Description

LOT 10, 341 ESTATES S/D  
ORB 975-2612 & ORB 1012-286



### Working Values

|                      | 2026      |
|----------------------|-----------|
| Total Building       | \$116,394 |
| Total Extra Features | \$2,296   |
| Total Market Land    | \$18,500  |
| Total Ag Land        | \$0       |

|                |           |
|----------------|-----------|
|                | 2026      |
| Total Market   | \$137,190 |
| Total Assessed | \$94,317  |
| Total Exempt   | \$50,722  |
| Total Taxable  | \$43,595  |
| SOH Diff       | \$42,873  |

## Value History

|                      | 2025      | 2024      | 2023      | 2022      | 2021     | 2020     |
|----------------------|-----------|-----------|-----------|-----------|----------|----------|
| Total Building       | \$118,400 | \$112,881 | \$104,926 | \$92,199  | \$79,014 | \$73,389 |
| Total Extra Features | \$2,296   | \$2,296   | \$2,296   | \$2,296   | \$2,296  | \$2,296  |
| Total Market Land    | \$18,500  | \$18,500  | \$18,500  | \$15,000  | \$12,400 | \$12,340 |
| Total Ag Land        | \$0       | \$0       | \$0       | \$0       | \$0      | \$0      |
| Total Market         | \$139,196 | \$133,677 | \$125,722 | \$109,495 | \$93,710 | \$88,025 |
| Total Assessed       | \$91,570  | \$88,989  | \$86,397  | \$83,881  | \$81,438 | \$80,314 |
| Total Exempt         | \$50,722  | \$50,000  | \$50,000  | \$50,000  | \$50,000 | \$50,000 |
| Total Taxable        | \$40,848  | \$38,989  | \$36,397  | \$33,881  | \$31,438 | \$30,314 |
| SOH Diff             | \$47,626  | \$44,688  | \$39,325  | \$25,614  | \$12,272 | \$7,711  |

## Document/Transfer/Sales History

| Instrument /<br>Official<br>Record | Date       | Q/U<br>..... | Reason | Type             | V/I<br>..... | Sale<br>Price | Ownership  |
|------------------------------------|------------|--------------|--------|------------------|--------------|---------------|--|
| <u>WD</u><br>1012/0286             | 2004-04-07 | <u>Q</u>     |        | WARRANTY<br>DEED | Improved     | \$79,000      | Grantor: DARBY ROGERS<br>COMPANY<br>Grantee: LIVENGOOD                       |
| <u>WD</u><br>0975/2612             | 2003-02-06 | <u>Q</u>     |        | WARRANTY<br>DEED | Vacant       | \$8,900       | Grantor: COLUMBIA SERVICE<br>COMPANY INC<br>Grantee: DARBY ROGERS<br>COMPANY |

## Buildings

### Building # 1, Section # 1, 72242, SFR

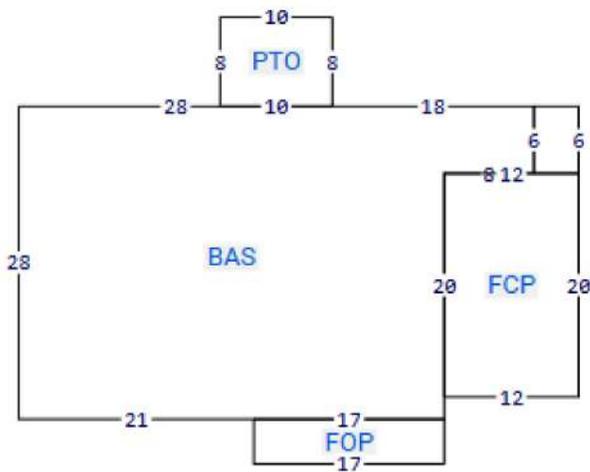
| Type        | Models    | Heated Sq<br>Ft | Repl Cost<br>New | YrBlt<br>..... | Year<br>Eff | Gross<br>Area | Other %<br>Dpr | Normal %<br>Dpr | %<br>Cond | Value     |
|-------------|-----------|-----------------|------------------|----------------|-------------|---------------|----------------|-----------------|-----------|-----------|
| <u>0100</u> | <u>01</u> | 1112            | \$160,543        | 2003           | 2003        | 1,524         | 0.00%          | 27.50%          | 72.50%    | \$116,394 |

## Structural Elements

## Sub Areas

| Type | Description          | Code | Details    |
|------|----------------------|------|------------|
| EW   | Exterior Wall        | 31   | VINYL SID  |
| RS   | Roof Structure       | 08   | IRREGULAR  |
| RC   | Roof Cover           | 03   | COMP SHNGL |
| IW   | Interior Wall        | 05   | DRYWALL    |
| IF   | Interior Flooring    | 14   | CARPET     |
| AC   | Air Conditioning     | 03   | CENTRAL    |
| HT   | Heating Type         | 04   | AIR DUCTED |
| BDR  | Bedrooms             | 3.00 |            |
| BTH  | Bathrooms            | 2.00 |            |
| FR   | Frame                | 02   | WOOD FRAME |
| STR  | Stories              | 1.   | 1.         |
| AR   | Architectual Type    | 05   | CONV       |
| COND | Condition Adjustment | 03   | 03         |
| KTCH | Kitchen Adjustment   | 01   | 01         |

| Type       | Gross Area | Percent of Base | Adjusted Area |
|------------|------------|-----------------|---------------|
| <u>BAS</u> | 1,112      | 100%            | 1,112         |
| <u>FCP</u> | 240        | 25%             | 60            |
| <u>FOP</u> | 68         | 30%             | 20            |
| <u>FST</u> | 24         | 55%             | 13            |
| <u>PTO</u> | 80         | 5%              | 4             |



## Extra Features

| Code | Description     | Length | Width | Units  | Unit Price | <u>AYB</u> | % Good Condition | Final Value |
|------|-----------------|--------|-------|--------|------------|------------|------------------|-------------|
| 0166 | CONC,PAVMT      | 12     | 54    | 648.00 | \$2.00     | 2003       | 100%             | \$1,296     |
| 0294 | SHED WOOD/VINYL |        |       | 1.00   | \$800.00   | 2009       | 50%              | \$400       |
| 0070 | CARPORT UF      |        |       | 1.00   | \$0.00     | 2014       | 100%             | \$500       |
| 0296 | SHED METAL      |        |       | 1.00   | \$0.00     | 2014       | 100%             | \$100       |

## Land Lines

| Code | Description | Zone | Front  | Depth | Units | Rate/Unit      | Acreage | Total Adj | Value    |
|------|-------------|------|--------|-------|-------|----------------|---------|-----------|----------|
| 0100 | SFR         | 00   | 273.00 | 80.00 | 1.00  | \$18,500.00/LT | 0.50    | 1.00      | \$18,500 |

## Personal Property

None

## Permits

| Date | Permit | Type | Status    | Description |
|------|--------|------|-----------|-------------|
|      | 20505  | SFR  | COMPLETED | SFR         |

## TRIM Notices

2025  
2024  
2023

## Disclaimer

All parcel data on this page is for use by the Columbia County Assessor for assessment purposes only. The summary data on this page may not be a complete representation of the parcel or of the improvements thereon. Building information, including unit counts and number of permitted units, should be verified with the appropriate building and planning agencies. Zoning information should be verified with the appropriate planning agency. All parcels are reappraised each year. This is a true and accurate copy of the records of the Columbia County Assessor's Office as of January 14, 2026.