

Columbia County Property Appraiser

Jeff Hampton

2025 Working Values

updated: 7/17/2025

Parcel 27-3S-16-02311-009 (8554)

Owner & Property Info

Owner	RJ CONSTRUCTION MAINTENANCE LLC 210 NW CREWS GLN LAKE CITY, FL 32055		
Site			
Description*	LOT 9 FAIRWAY VIEW UNIT 1-A. 467-721, WD 1200-2270, DC 1370-310, TD 1370-312, WD 1540-1239,		
Area	0.5 AC	S/T/R	27-3S-16
Use Code**	VACANT (0000)	Tax District	2

*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.

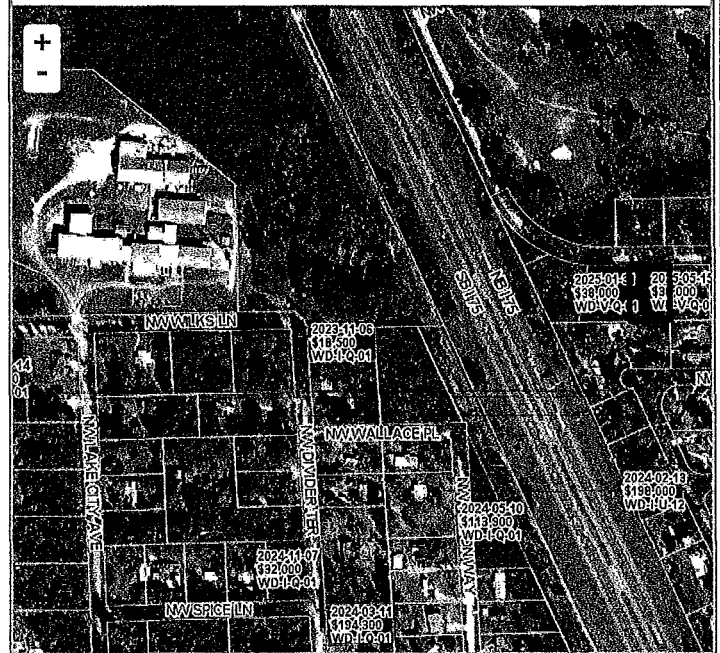
Property & Assessment Values

2024 Certified Values		2025 Working Values	
Mkt Land	\$30,000	Mkt Land	\$35,000
Ag Land	\$0	Ag Land	\$0
Building	\$0	Building	\$0
XFOB	\$0	XFOB	\$0
Just	\$30,000	Just	\$35,000
Class	\$0	Class	\$0
Appraised	\$30,000	Appraised	\$35,000
SOH/10% Cap	\$6,707	SOH/10% Cap	\$9,378
Assessed	\$30,000	Assessed	\$35,000
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$23,293 city:\$0 other:\$0 school:\$30,000	Total Taxable	county:\$25,622 city:\$0 other:\$0 school:\$35,000

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 Plotometry Google Maps

2023 2022 2019 2016 2013 Sales



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
5/15/2025	\$38,000	1540 / 1239	WD	V	Q	01
9/6/2018	\$12,000	1370 / 312	TR	V	U	19
8/31/2010	\$100	1200 / 2270	WD	V	U	16

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
NONE					

Extra Features & Out Buildings

Code	Desc	Year Blt	Value	Units	Dims
NONE					

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0000	VAC RES (MKT)	1 000 LT (0.500 AC)	1.0000/1.0000 1.0000/ /	\$35,000 /LT	\$35,000

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