

**Columbia County Property Appraiser**

Jeff Hampton

**2020 Working Values**

updated: 6/5/2020

Parcel: &lt;&lt; 11-4S-16-02905-345 &gt;&gt;

**Owner & Property Info**

Result: 1 of 1

|              |   |              |          |
|--------------|---|--------------|----------|
| Owner        | COX JAMES A &<br>DENA L KINDER<br>402 SW WOODCREST DR<br>LAKE CITY, FL 32024  |              |          |
| Site         | 402 WOODCREST DR, LAKE CITY   |              |          |
| Description* | LOT 45 WOODCREST S/D UNIT 2. ORB 803-1853,<br>WD 989-2661. POA 1134-2499, WD 1275-1771 WD<br>1389-775, WD 1393-133, |              |          |
| Area         | 0.51 AC   | S/T/R        | 11-4S-16 |
| Use Code**   | SINGLE FAM (000100)   | 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**

| 2019 Certified Values |   | 2020 Working Values |  |
|-----------------------|---|---------------------|--|
| Mkt Land (1)          | \$16,000                                    | Mkt Land (1)        | \$18,000   |
| Ag Land (0)           | \$0   | Ag Land (0)         | \$0  |
| Building (1)          | \$112,132                                   | Building (1)        | \$142,807  |
| XFOB (3)              | \$3,210                                     | XFOB (3)            | \$3,210  |
| Just                  | \$131,342                                   | Just                | \$164,017  |
| Class                 | \$0   | Class               | \$0  |
| Appraised             | \$131,342                                   | Appraised           | \$164,017  |
| SOH Cap [?]           | \$9,153                                     | SOH Cap [?]         | \$0  |
| Assessed              | \$122,189                                   | Assessed            | \$164,017  |
| Exempt                | HX H3<br>OTHER \$122,189                    | Exempt              | HX H3<br>OTHER \$100,000   |
| Total Taxable         | county:\$0 city:\$0<br>other:\$0 school:\$0 | Total Taxable       | county:\$64,017<br>city:\$114,017<br>other:\$114,017<br>school:\$139,017 |

Aerial Viewer Pictometry Google Maps

**▼ Sales History**

| Sale Date | Sale Price | Book/Page | Deed | V/I | Quality (Codes) | RCode |
|-----------|------------|-----------|------|-----|-----------------|-------|
| 8/16/2019 | \$100      | 1393/0133 | WD   | I   | U               | 11    |
| 7/16/2019 | \$186,000  | 1389/0775 | WD   | I   | Q               | 01    |
| 6/4/2014  | \$100      | 1275/1771 | WD   | I   | U               | 30    |
| 7/25/2003 | \$111,900  | 989/2661  | WD   | I   | Q               |       |

**▼ Building Characteristics**

| Bldg Sketch | Bldg Item | Bldg Desc*          | Year Blt | Base SF | Actual SF | Bldg Value |
|-------------|-----------|---------------------|----------|---------|-----------|------------|
| Sketch      | 1         | SINGLE FAM (000100) | 2003     | 1622    | 2321      | \$112,132  |

\*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) |
|------|------------|----------|------------|---------|-------------|--------------------|
| 0166 | CONC,PAVMT | 2003     | \$1,810.00 | 905.000 | 0 x 0 x 0   | (000.00)           |
| 0296 | SHED METAL | 2004     | \$600.00   | 120.000 | 10 x 12 x 0 | (000.00)           |
| 0120 | CLFENCE 4  | 2014     | \$800.00   | 1.000   | 0 x 0 x 0   | (000.00)           |

## ▼ Land Breakdown

| Land Code | Desc      | Units                 | Adjustments         | Eff Rate | Land Value |
|-----------|-----------|-----------------------|---------------------|----------|------------|
| 000100    | SFR (MKT) | 1.000 LT - (0.510 AC) | 1.00/1.00 1.00/1.00 | \$16,000 | \$16,000   |

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