

**Columbia County Property Appraiser**

Jeff Hampton

**2026 Working Values**  
updated: 1/29/2026

Parcel: << **22-3S-16-02269-123 (7900)** >>

**Owner & Property Info**

Result: 2 of 3

Owner	<b>DRAKE TRICIA</b> 146 NW LAKE VALLEY TER LAKE CITY, FL 32055		
Site	146 NW LAKE VALLEY TER, LAKE CITY		
Description*	LOT 23 LAKE VALLEY IN WOODBOROUGH PHASE 3, 895-452, CT 1037-1948, WD 1045-413, DC 1313-606, WD 1313-1490, WD 1350-2111, WD 1354- 2588, WD 1375-20, WD 1545-1464		
Area	0.75 AC	S/T/R	22-3S-16
Use Code**	SINGLE FAMILY (0100)	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.

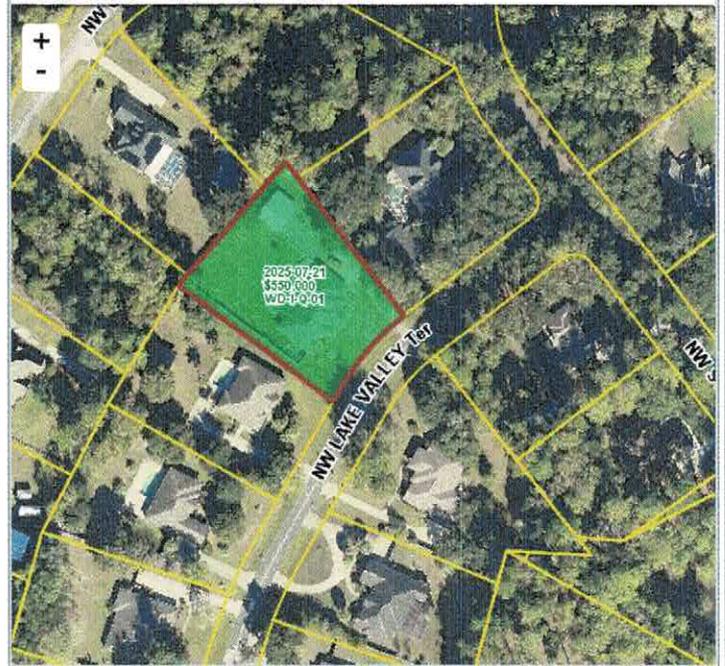
**Property & Assessment Values**

2025 Certified Values		2026 Working Values	
Mkt Land	\$30,000	Mkt Land	\$35,000
Ag Land	\$0	Ag Land	\$0
Building	\$322,057	Building	\$349,096
XFOB	\$35,420	XFOB	\$35,420
Just	\$387,477	Just	\$419,516
Class	\$0	Class	\$0
Appraised	\$387,477	Appraised	\$419,516
SOH/10% Cap	\$102,357	SOH/10% Cap	\$0
Assessed	\$285,120	Assessed	\$419,516
Exempt	HX HB VX \$55,000	Exempt	\$0
Total Taxable	county:\$230,120 city:\$0 other:\$0 school:\$255,120	Total Taxable	county:\$419,516 city:\$0 other:\$0 school:\$419,516

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
7/21/2025	\$550,000	1545 / 1464	WD	I	Q	01
12/20/2018	\$242,000	1375 / 020	WD	I	Q	01
2/14/2018	\$100	1354 / 2588	WD	I	U	30
12/28/2017	\$100	1350 / 2111	WD	I	U	30
4/15/2016	\$100	1313 / 1490	WD	I	U	30
5/2/2005	\$278,000	1045 / 413	WD	I	Q	
1/19/2005	\$241,000	1037 / 1948	CT	I	Q	01
1/7/2000	\$19,500	895 / 452	WD	V	Q	

**Building Characteristics**

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2000	2752	3908	\$349,096

\*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**

Code	Desc	Year Blt	Value	Units	Dims
0166	CONC.PAVMT	2000	\$4,820.00	2410.00	0 x 0
0280	POOL R/CON	2001	\$8,400.00	300.00	12 x 25
0282	POOL ENCL	2001	\$4,200.00	700.00	20 x 35
0296	SHED METAL	2008	\$600.00	1.00	0 x 0
0210	GARAGE U	2022	\$14,000.00	1.00	x
0252	LEAN-TO W/O FLOOR	2022	\$2,000.00	1.00	x
0169	FENCE/WOOD	2022	\$1,400.00	1.00	x

**Land Breakdown**

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (0.750 AC)	1.0000/1.0000 1.0000/ /	\$35,000 /LT	\$35,000

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