

Columbia County Property Appraiser

Jeff Hampton

2021 Working Values

updated: 6/17/2021

Parcel: << **21-4S-17-08634-000 (32052)** >>

Owner & Property Info

Result: 1 of 1

Owner	W 6 ENTERPRISES LLC P O BOX 1546 LAKE CITY, FL 32056		
Site	4617 S US HIGHWAY 441		
Description*	SW1/4 OF NW1/4 AS LIES E OF US-441, EX 4.41 AC IN SE COR & THE S 565 FT OF NW1/4 OF NW1/4. ORB 499-534. WD 1095-907		
Area	44.5 AC	S/T/R	21-4S-17
Use Code**	IMP AG/DAIRY (5068)	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

2020 Certified Values		2021 Working Values	
Mkt Land	\$60,873	Mkt Land	\$61,200
Ag Land	\$9,073	Ag Land	\$9,073
Building	\$97,085	Building	\$97,582
XFOB	\$20,650	XFOB	\$20,650
Just	\$432,295	Just	\$433,120
Class	\$187,681	Class	\$188,505
Appraised	\$187,681	Appraised	\$188,505
SOH Cap [?]	\$0	SOH Cap [?]	\$0
Assessed	\$187,681	Assessed	\$188,505
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$187,681 city:\$187,681 other:\$187,681 school:\$187,681	Total Taxable	county:\$188,505 city:\$0 other:\$0 school:\$188,505



▼ Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
9/6/2006	\$40,000	1095/0907	WD	I	U	01

▼ Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SERV SHOP (6700)	1952	1160	3458	\$21,320
Sketch	RESTAURANT (5600)	1952	1181	1224	\$39,711
Sketch	WAREH STOR (8400)	1952	1264	3224	\$30,956
Sketch	MOBILE HME (0800)	1970	784	784	\$5,595

*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
0020	BARN,FR	0	\$18,000.00	1.00	0 x 0
0294	SHED WOOD/VINYL	0	\$200.00	1.00	20 x 30
0294	SHED WOOD/VINYL	0	\$2,000.00	1.00	0 x 0
0294	SHED WOOD/VINYL	0	\$150.00	1.00	12 x 20
0296	SHED METAL	2017	\$100.00	1.00	0 x 0

0296	SHED METAL	2017	\$200.00	1.00	0 x 0
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▼ Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
4400	PACK/STMKT (MKT)	8.000 AC	1.0000/1.0000 1.0000/ /	\$7,400 /AC	\$59,200
6200	PASTURE 3 (AG)	6.500 AC	1.0000/1.0000 1.0000/ /	\$242 /AC	\$1,573
5600	TIMBER 3 (AG)	30.000 AC	1.0000/1.0000 1.0000/ /	\$250 /AC	\$7,500
9910	MKT.VAL.AG (MKT)	36.500 AC	1.0000/1.0000 1.0000/.8500000 /	\$6,950 /AC	\$253,688
9946	WELL (MKT)	1.000 UT (0.000 AC)	1.0000/1.0000 1.0000/ /	\$2,000 /UT	\$2,000

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