

Columbia County Property Appraiser

Jeff Hampton

2023 Working Values

updated: 6/29/2023

Parcel: << **21-6S-17-09715-000 (35879)** >>**Owner & Property Info**

Result: 1 of 1

Owner	VAN KLEECK MARK PETER VAN KLEECK DIANA LYNN 732 SW CARL WILSON RD FORT WHITE, FL 32038		
Site	732 SW CARL WILSON RD, FORT WHITE		
Description*	NW1/4 OF NW1/4 EX 6.7 AC OFF E SIDE & EX 3.3 AC IN NE COR & EX RD R/W. 287-198, 977-1950, WD 1034- 1788, WD 1401-2249,		
Area	29 AC	S/T/R	21-6S-17
Use Code**	IMPROVED AG (5000)	Tax District	3

*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

2022 Certified Values		2023 Working Values	
Mkt Land	\$4,000	Mkt Land	\$4,000
Ag Land	\$7,700	Ag Land	\$7,700
Building	\$257,940	Building	\$281,435
XFOB	\$31,330	XFOB	\$35,080
Just	\$405,270	Just	\$432,515
Class	\$300,970	Class	\$328,215
Appraised	\$300,970	Appraised	\$328,215
SOH Cap [?]	\$48,944	SOH Cap [?]	\$68,859
Assessed	\$252,026	Assessed	\$259,356
Exempt	HX HB \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$202,026 city:\$0 other:\$0 school:\$227,026	Total Taxable	county:\$209,356 city:\$0 other:\$0 school:\$234,356

Aerial Viewer Pictometry Google Maps

2022 2019 2016 2013 2010 Sales

**▼ Sales History**

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
12/20/2019	\$445,000	1401/2249	WD	I	Q	01
12/27/2004	\$148,000	1034/1788	WD	V	Q	
3/13/2003	\$135,000	0977/1950	WD	V	Q	

▼ Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2006	2607	3615	\$281,435

*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
0210	GARAGE U	2005	\$19,200.00	1200.00	24 x 50
0327	STABLES-SMALL	2005	\$7,680.00	960.00	24 x 40
0190	FPLC PF	2006	\$1,200.00	1.00	0 x 0
9945	Well/Sept		\$7,000.00	1.00	0 x 0

▼ **Land Breakdown**

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 AC	1.0000/1.0000 1.0000/ /	\$4,000 /AC	\$4,000
6200	PASTURE 3 (AG)	28.000 AC	1.0000/1.0000 1.0000/ /	\$275 /AC	\$7,700
9910	MKT.VAL.AG (MKT)	28.000 AC	1.0000/1.0000 1.0000/ /	\$4,000 /AC	\$112,000

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