

Columbia County Property Appraiser

Jeff Hampton

2025 Working Values
updated: 10/31/2024

Parcel: << 10-4S-16-02853-256 (12458) >>

Owner & Property Info

Result: 1 of 1

Owner	MONTGOMERY DENISHA D 183 SW DUSTY GLN LAKE CITY, FL 32024		
Site	183 SW DUSTY GLN, LAKE CITY		
Description*	LOT 6 BLOCK A RUSSWOOD ESTATES UNIT 2. 900-941, 900-943, 907-1970, WD 1064-2617, WD 1064-2620, QC 1217-1494, WD 1422-1319,		
Area	1.18 AC	S/T/R	10-4S-16
Use Code**	SINGLE FAMILY (0100)	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

2024 Certified Values		2025 Working Values	
Mkt Land	\$30,000	Mkt Land	\$30,000
Ag Land	\$0	Ag Land	\$0
Building	\$312,414	Building	\$312,414
XFOB	\$7,623	XFOB	\$7,623
Just	\$350,037	Just	\$350,037
Class	\$0	Class	\$0
Appraised	\$350,037	Appraised	\$350,037
SOH/10% Cap	\$80,637	SOH/10% Cap	\$72,555
Assessed	\$269,400	Assessed	\$277,482
Exempt	HX HB VX \$55,000	Exempt	HX HB VX \$55,000
Total Taxable	county:\$214,400 city:\$0 other:\$0 school:\$239,400	Total Taxable	county:\$222,482 city:\$0 other:\$0 school:\$247,482

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.

Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
10/19/2020	\$280,000	1422 / 1319	WD	I	Q	01
7/1/2011	\$100	1217 / 1494	QC	I	U	11
11/10/2005	\$279,000	1064 / 2620	WD	I	Q	
11/10/2005	\$279,000	1064 / 2617	WD	I	Q	01
8/2/2000	\$164,900	907 / 1970	WD	I	Q	
4/8/2000	\$164,900	890 / 943	WD	I	Q	
4/7/2000	\$23,900	890 / 941	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2000	3037	4578	\$312,414

*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	\$4,073.00	2715.00	0 x 0
0120	CLFENCE 4	2000	\$2,790.00	620.00	0 x 0
0166	CONC,PAVMT	2000	\$660.00	440.00	20 x 22
0169	FENCE/WOOD	2014	\$100.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (1.180 AC)	1.0000/1.0000 1.0000/ /	\$30,000 /LT	\$30,000

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Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales

