

Columbia County Property Appraiser

Jeff Hampton

2025 Working Values

updated: 10/17/2024

Parcel: 11-4S-16-02919-131 (13081)

Owner & Property Info

Result: 1 of 1

Owner	HANSEN ROBERT T HANSEN MARY ANN 253 SW EMERALD ST LAKE CITY, FL 32024		
Site	253 SW EMERALD ST, LAKE CITY		
Description*	LOT 31 EMERALD FOREST PHASE 2. ORB 768-1773, 768-1777		
Area	0.51 AC	S/T/R	11-4S-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

2024 Certified Values		2025 Working Values	
Mkt Land	\$30,000	Mkt Land	\$30,000
Ag Land	\$0	Ag Land	\$0
Building	\$130,439	Building	\$130,439
XFOB	\$6,912	XFOB	\$6,912
Just	\$167,351	Just	\$167,351
Class	\$0	Class	\$0
Appraised	\$167,351	Appraised	\$167,351
SOH/10% Cap	\$59,450	SOH/10% Cap	\$56,213
Assessed	\$107,901	Assessed	\$111,138
Exempt	HX HB VX \$55,000	Exempt	HX HB VX \$55,000
Total Taxable	county:\$52,901 city:\$0 other:\$0 school:\$77,901	Total Taxable	county:\$56,138 city:\$0 other:\$0 school:\$81,138

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
12/15/1992	\$63,900	768 / 1777	WD	I	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1992	1322	1878	\$130,439

*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	0	\$1,512.00	1080.00	18 x 60
0294	SHED WOOD/VINYL	1993	\$600.00	80.00	8 x 10
0070	CARPORT UF	2009	\$600.00	1.00	0 x 0
0031	BARN,MT AE	2014	\$3,400.00	1.00	0 x 0
0252	LEAN-TO W/O FLOOR	2023	\$800.00	1.00	x

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (0.510 AC)	1.0000/1.0000 1.0000/ /	\$30,000 /LT	\$30,000

Search Result: 1 of 1

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Aerial Viewer Pictometry Google Maps
2023 2022 2019 2016 2013 Sales

