

Columbia County Property Appraiser
Jeff Hampton

2025 Working Values
updated: 11/21/2024

Parcel: << 15-4S-16-03023-359 (13850) >>

Owner & Property Info

Owner	ALTODONNA BRYAN 315 SW PHEASANT WAY LAKE CITY, FL 32024		
Site	159 SW WILSHIRE DR, LAKE CITY		
Description*	LOT 59 CALLAWAY S/D PHASE 3. WD 1029-1858, WD 1055-29, WD 1244-2480, WD 1251-2764		
Area	0.65 AC	S/T/R	15-4S-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	\$269,973	Building	\$269,973
XFOB	\$30,371	XFOB	\$30,371
Just	\$330,344	Just	\$330,344
Class	\$0	Class	\$0
Appraised	\$330,344	Appraised	\$330,344
SOH/10% Cap	\$111,384	SOH/10% Cap	\$104,815
Assessed	\$218,960	Assessed	\$225,529
Exempt	HX HB \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$168,960 city:\$0 other:\$0 school:\$193,960	Total Taxable	county:\$175,529 city:\$0 other:\$0 school:\$200,529

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
11/13/2012	\$100	1251 / 2764	WD	I	U	11
11/13/2012	\$125,000	1244 / 2480	WD	I	U	38
6/10/2005	\$217,900	1055 / 029	WD	I	Q	
10/29/2004	\$26,900	1029 / 1858	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2005	1971	3247	\$269,973

*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	2005	\$2,426.00	1213.00	0 x 0
0169	FENCE/WOOD	2019	\$3,500.00	1.00	0 x 0
0296	SHED METAL	2019	\$2,500.00	1.00	0 x 0
0280	POOL R/CON	2020	\$21,945.00	330.00	15 x 22

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (0.650 AC)	1.0000/1.0000 1.0000/ /	\$30,000 /LT	\$30,000

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