

Columbia County Property Appraiser

Jeff Hampton

2021 Working Values

updated: 3/25/2021

Parcel: << **30-7S-17-10058-143 (37710)** >>

Owner & Property Info

Result: 3 of 3

Owner	CHITTUM RANDALL C 473 SW THORNE LN FORT WHITE, FL 32038		
Site	473 THORNE LN, FORT WHITE		
Description*	LOT 13 SANTA FE RIVER PLANTATIONS. ORB 456-526, 782-007, 796-1951, QC 1077-2735,		
Area	2.31 AC	S/T/R	30-7S-17
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

2020 Certified Values		2021 Working Values	
Mkt Land	\$28,875	Mkt Land	\$28,875
Ag Land	\$0	Ag Land	\$0
Building	\$157,699	Building	\$170,132
XFOB	\$1,584	XFOB	\$1,584
Just	\$188,158	Just	\$200,591
Class	\$0	Class	\$0
Appraised	\$188,158	Appraised	\$200,591
SOH Cap [?]	\$32,099	SOH Cap [?]	\$42,347
Assessed	\$156,059	Assessed	\$158,244
Exempt	HX H3 \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$106,059 city:\$106,059 other:\$106,059 school:\$131,059	Total Taxable	county:\$108,244 city:\$0 other:\$0 school:\$133,244



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
1/6/2006	\$0	1077/2735	QC	I	U	03
10/13/1994	\$0	0796/1951	WD	V	U	03
10/29/1993	\$8,000	0782/0007	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1995	2074	2914	\$170,132

*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
0166	CONC,PAVMT	1995	\$384.00	256.00	16 x 16
0296	SHED METAL	2017	\$1,200.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	2.310 AC	1.0000/1.0000 1.0000/ /	\$12,500 /AC	\$28,875

