

Columbia County Property Appraiser

Jeff Hampton

2024 Working Values  
updated: 9/12/2024

Parcel: << 07-4S-17-08106-234 (29612) >>

Owner & Property Info

Result: 1 of 1

Owner	BLAIR LARAMIE B MCMILLAN HEATHER L 476 SW DEANNA TER LAKE CITY, FL 32025		
Site	476 SW DEANNA TER, LAKE CITY		
Description*	LOT 4 BLOCK B HOLLY BROOK S/D 811-1185, 837-2025, WD 1051-2860. WD 1085-2152 WD 1100-1310, WD 1164-831, POA 1164-827,		
Area	0.53 AC	S/T/R	07-4S-17
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

2023 Certified Values		2024 Working Values	
Mkt Land	\$13,875	Mkt Land	\$13,875
Ag Land	\$0	Ag Land	\$0
Building	\$172,103	Building	\$185,995
XFOB	\$3,170	XFOB	\$3,170
Just	\$189,148	Just	\$203,040
Class	\$0	Class	\$0
Appraised	\$189,148	Appraised	\$203,040
SOH/10% Cap	\$55,990	SOH/10% Cap	\$61,772
Assessed	\$133,158	Assessed	\$141,268
Exempt	HX HB	Exempt	HX HB
Total		Total	
county:\$83,158 city:\$0		county:\$91,268 city:\$0	
Taxable		Taxable	
other:\$0 school:\$108,158		other:\$0 school:\$116,268	

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
12/16/2008	\$135,400	1164 / 831	WD	I	Q	01
10/26/2006	\$43,000	1100 / 1310	WD	V	Q	
6/2/2006	\$65,000	1085 / 2152	WD	V	Q	
7/11/2005	\$30,000	1051 / 2860	WD	V	U	08

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2006	1519	1907	\$185,995
*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	2006	\$2,970.00	990.00	0 x 0
0294	SHED WOOD/VINYL	2012	\$200.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (0.530 AC)	1.0000/1.0000 1.0000/.7500000 /	\$13,875 /LT	\$13,875

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