

Columbia County Property Appraiser

Jeff Hampton

2023 Working Values

updated: 9/7/2023

Parcel: 24-4S-16-03114-142 (15121) >>

Owner & Property Info

Result: 1 of 2

Owner	BROWN PERCY P BROWN DEBRA M 308 SW GERALD CONNER DRIVE LAKE CITY, FL 32024		
Site	308 SW GERALD CONNER DR, LAKE CITY		
Description*	LOT 42 CANNON CREEK PLACE S/D, WD 1060-1528, WD 1184-2611, & WD 1197-496		
Area	0.51 AC	S/T/R	24-4S-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

2022 Certified Values		2023 Working Values	
Mkt Land	\$22,000	Mkt Land	\$28,000
Ag Land	\$0	Ag Land	\$0
Building	\$161,606	Building	\$176,422
XFOB	\$8,990	XFOB	\$8,990
Just	\$192,596	Just	\$213,412
Class	\$0	Class	\$0
Appraised	\$192,596	Appraised	\$213,412
SOH Cap [?]	\$50,714	SOH Cap [?]	\$67,274
Assessed	\$141,882	Assessed	\$146,138
Exempt	HX HB \$50,000	Exempt	HX HB VX \$55,000
Total	county:\$91,882 city:\$0	Total	county:\$91,138 city:\$0
Taxable	other:\$0 school:\$116,882	Taxable	other:\$0 school:\$116,138

Aerial Viewer Pictometry Google Maps



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
6/25/2010	\$149,900	1197/0498	WD	I	Q	01
11/20/2009	\$15,500	1184/2611	WD	V	U	38
9/30/2005	\$98,000	1060/1528	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2010	1425	2067	\$176,422

*Bldg Desc determinations are used by the Property Appraiser's 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	2010	\$1,890.00	840.00	0 x 0
0190	FPLC PF	2014	\$1,200.00	1.00	0 x 0
0031	BARN,MT AE	2014	\$3,800.00	1.00	0 x 0
0252	LEAN-TO W/O FLOOR	2014	\$600.00	1.00	0 x 0
0060	CARPORT F	2014	\$1,500.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (0.510 AC)	1.0000/1.0000 1.0000/1	\$28,000 /LT	\$28,000