

Columbia County Property Appraiser

Jeff Hampton

2021 Working Values

updated: 8/12/2021

Parcel: << **09-3S-16-02049-135 (6676)** >>

Owner & Property Info

Result: 1 of 1

Owner	REID ROBERT L REID TRENDIA 157 NW POMPANO CT LAKE CITY, FL 32055		
Site	157 NW POMPANO CT, LAKE CITY		
Description*	LOT 35 ROLLING OAKS S/D. ORB 678-607, 987-2105, WD 1292-2063,		
Area	5 AC	S/T/R	09-3S-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

2020 Certified Values		2021 Working Values	
Mkt Land	\$29,250	Mkt Land	\$29,250
Ag Land	\$0	Ag Land	\$0
Building	\$180,893	Building	\$215,141
XFOB	\$16,760	XFOB	\$16,760
Just	\$226,903	Just	\$261,151
Class	\$0	Class	\$0
Appraised	\$226,903	Appraised	\$261,151
SOH Cap [?]	\$26,927	SOH Cap [?]	\$58,375
Assessed	\$199,976	Assessed	\$202,776
Exempt	HX H3 \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$149,976 city:\$149,976 other:\$149,976 school:\$174,976	Total Taxable	county:\$152,776 city:\$0 other:\$0 school:\$177,776



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
4/15/2015	\$240,000	1292/2063	WD	I	Q	01
7/3/2003	\$26,000	0987/2105	WD	V	Q	
3/1/1989	\$23,900	0678/0607	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2006	1899	3599	\$215,141

*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	2006	\$1,500.00	600.00	0 x 0
0190	FPLC PF	2006	\$1,200.00	1.00	0 x 0
0080	DECKING	2008	\$800.00	1.00	0 x 0
0210	GARAGE U	2008	\$12,960.00	720.00	24 x 30
0070	CARPORT UF	2014	\$300.00	1.00	0 x 0

▼ **Land Breakdown**

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (5.000 AC)	1.0000/1.0000 1.0000/.7500000 /	\$29,250 /LT	\$29,250

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