

Columbia County Property Appraiser

Jeff Hampton

2025 Working Values
updated: 2/27/2025

Parcel: 09-5S-17-09171-008 (33671)

Owner & Property Info

Result: 1 of 1

Owner	KEEN WILLIAM B KEEN ALISA 1243 SW COUNTY ROAD 240 LAKE CITY, FL 32025		
Site	1243 SW COUNTY ROAD 240, LAKE CITY		
Description*	COMM AT SW COR OF NE1/4, RUN S TO N R/W OF C R 240, SE 61.35 FT FOR POB, RUN N 655.09 FT, E 412.94 FT, S 686.32 FT TO N R/W OF C R 240, NW ALONG R/W 417.25 FT TO POB ORB 1045- 394, CWD 1051-2617. CWD 1071- 267 & COMM SW COR OF NE1/4, RUN S TO N R/W OF C R ...more>>>		
Area	11.5 AC	S/T/R	09-5S-17
Use Code**	IMPROVED AG (5000)	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	\$9,000	Mkt Land	\$9,000
Ag Land	\$2,888	Ag Land	\$2,888
Building	\$234,383	Building	\$231,525
XFOB	\$5,850	XFOB	\$5,850
Just	\$343,733	Just	\$340,875
Class	\$252,121	Class	\$249,263
Appraised	\$252,121	Appraised	\$249,263
SOH/10% Cap	\$83,694	SOH/10% Cap	\$76,035
Assessed	\$168,427	Assessed	\$173,228
Exempt	HX HB \$50,000	Exempt	HX HB \$50,722
Total Taxable	county:\$118,427 city:\$0 other:\$0 school:\$143,427	Total Taxable	county:\$122,506 city:\$0 other:\$0 school:\$148,228

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
5/4/2005	\$100	1045 / 394	WD	V	Q	06

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2005	1964	2914	\$231,525

*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
0180	FPLC 1STRY	2005	\$2,000.00	1.00	0 x 0
0166	CONC,PAVMT	2005	\$1,100.00	440.00	22 x 20
0040	BARN,POLE	2012	\$2,250.00	1.00	48 x 40
0081	DECKING WITH RAILS	2017	\$500.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 AC	1.0000/1.0000 1.0000/ /	\$9,000 /AC	\$9,000
6200	PASTURE 3 (AG)	10.500 AC	1.0000/1.0000 1.0000/ /	\$275 /AC	\$2,888
9910	MKT.VAL.AG (MKT)	10.500 AC	1.0000/1.0000 1.0000/ /	\$9,000 /AC	\$94,500

Search Result: 1 of 1

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Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales

