

## Columbia County Property Appraiser

Jeff Hampton

2020 Preliminary Certified

updated: 10/9/2020

Parcel: &lt;&lt; 33-1S-17-04635-003 &gt;&gt;

## Owner &amp; Property Info

|              |                                                                                                                                                                                                                                                                            |              |          |
|--------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------|----------|
| Owner        | PELONI CHARLES R<br>183 NE EVANSTON LN<br>LAKE CITY, FL 32055                                                                                                                                                                                                              |              |          |
| Site         | 183 EVANSTON LN, LAKE CITY                                                                                                                                                                                                                                                 |              |          |
| Description* | COMM SE COR OF NE1/4 OF SE1/4, RUN N 40 FT TO N/R/W GREENE CEMETERY RD, RUN W ALONG R/W 663.93 FT FOR POB, CONT W ALONG R/W 266.25 FT, N 612.07 FT, E 265.96 FT, S 614.84 FT TO POB, (AKA THE E 4 AC OF SW1/4 OF NE1/4 OF SE1/4, EX THE S 40 FT FOR RD R/W. ORB ...more>>> |              |          |
| Area         | 3.75 AC                                                                                                                                                                                                                                                                    | S/T/R        | 33-1S-17 |
| Use Code**   | MOBILE HOM (000200)                                                                                                                                                                                                                                                        | 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 &amp; Zoning office for specific zoning information.

## Property &amp; Assessment Values

| 2019 Certified Values |                                                                 | 2020 Preliminary Certified |                                                                 |
|-----------------------|-----------------------------------------------------------------|----------------------------|-----------------------------------------------------------------|
| Mkt Land (2)          | \$25,558                                                        | Mkt Land (2)               | \$25,558                                                        |
| Ag Land (0)           | \$0                                                             | Ag Land (0)                | \$0                                                             |
| Building (1)          | \$49,164                                                        | Building (1)               | \$53,828                                                        |
| XFOB (5)              | \$1,780                                                         | XFOB (5)                   | \$1,780                                                         |
| Just                  | \$76,502                                                        | Just                       | \$81,166                                                        |
| Class                 | \$0                                                             | Class                      | \$0                                                             |
| Appraised             | \$76,502                                                        | Appraised                  | \$81,166                                                        |
| SOH Cap [?]           | \$7,238                                                         | SOH Cap [?]                | \$10,309                                                        |
| Assessed              | \$69,264                                                        | Assessed                   | \$70,857                                                        |
| Exempt                | HX H3 \$44,264                                                  | Exempt                     | HX H3 \$45,857                                                  |
| Total Taxable         | county:\$25,000 city:\$25,000<br>other:\$25,000 school:\$44,264 | Total Taxable              | county:\$25,000 city:\$25,000<br>other:\$25,000 school:\$45,857 |

Aerial Viewer Pictometry Google Maps



## Sales History

| Sale Date | Sale Price | Book/Page | Deed | V/I | Quality (Codes) | RCode |
|-----------|------------|-----------|------|-----|-----------------|-------|
| 3/29/2016 | \$100      | 1312/0142 | QC   | I   | U               | 11    |
| 8/21/1995 | \$27,000   | 809/1254  | WD   | I   | Q               |       |

## Building Characteristics

| Bldg Sketch | Bldg Item | Bldg Desc*       | Year Blt | Base SF | Actual SF | Bldg Value |
|-------------|-----------|------------------|----------|---------|-----------|------------|
| Sketch      | 2         | MANUF 1 (000200) | 2003     | 1984    | 1984      | \$53,828   |

\*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 &amp; Out Buildings (Codes)

| Code | Desc       | Year Blt | Value      | Units   | Dims        | Condition (% Good) |
|------|------------|----------|------------|---------|-------------|--------------------|
| 0031 | BARN,MT AE | 0        | \$1,080.00 | 600.000 | 20 x 30 x 0 | AP (025.00)        |
| 0296 | SHED METAL | 0        | \$100.00   | 1.000   | 0 x 0 x 0   | (000.00)           |
| 0294 | SHED WOOD/ | 0        | \$450.00   | 1.000   | 10 x 12 x 0 | (000.00)           |
| 0166 | CONC,PAVMT | 2011     | \$50.00    | 1.000   | 0 x 0 x 0   | (000.00)           |
| 0252 | LEAN-TO W/ | 2011     | \$100.00   | 1.000   | 0 x 0 x 0   | (000.00)           |

## Land Breakdown

| Land Code | Desc            | Units                 | Adjustments         | Eff Rate | Land Value |
|-----------|-----------------|-----------------------|---------------------|----------|------------|
| 000200    | MBL HM (MKT)    | 3.750 AC              | 1.00/1.00 1.00/1.00 | \$5,949  | \$22,308   |
| 009945    | WELL/SEPT (MKT) | 1.000 UT - (0.000 AC) | 1.00/1.00 1.00/1.00 | \$3,250  | \$3,250    |

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