

**Columbia County Property Appraiser**

Jeff Hampton

**2021 Working Values**

updated: 9/16/2021

Parcel: << **05-5S-17-09120-000 (33463)** >>**Owner & Property Info**

|              |                                                                                              |              |          |
|--------------|----------------------------------------------------------------------------------------------|--------------|----------|
| Owner        | <b>BAILEY AUBREY W</b><br><b>BAILEY KELLY W</b><br>4044 SW TUSTENUGEE<br>LAKE CITY, FL 32024 |              |          |
| Site         |                                                                                              |              |          |
| Description* | S1/2 OF NW1/4 EX RD R/W. ORB 451-818, WD 1108-1992.                                          |              |          |
| Area         | 70 AC                                                                                        | S/T/R        | 05-5S-17 |
| Use Code**   | PASTURE CLS33 (6200)                                                                         | Tax District | 3        |

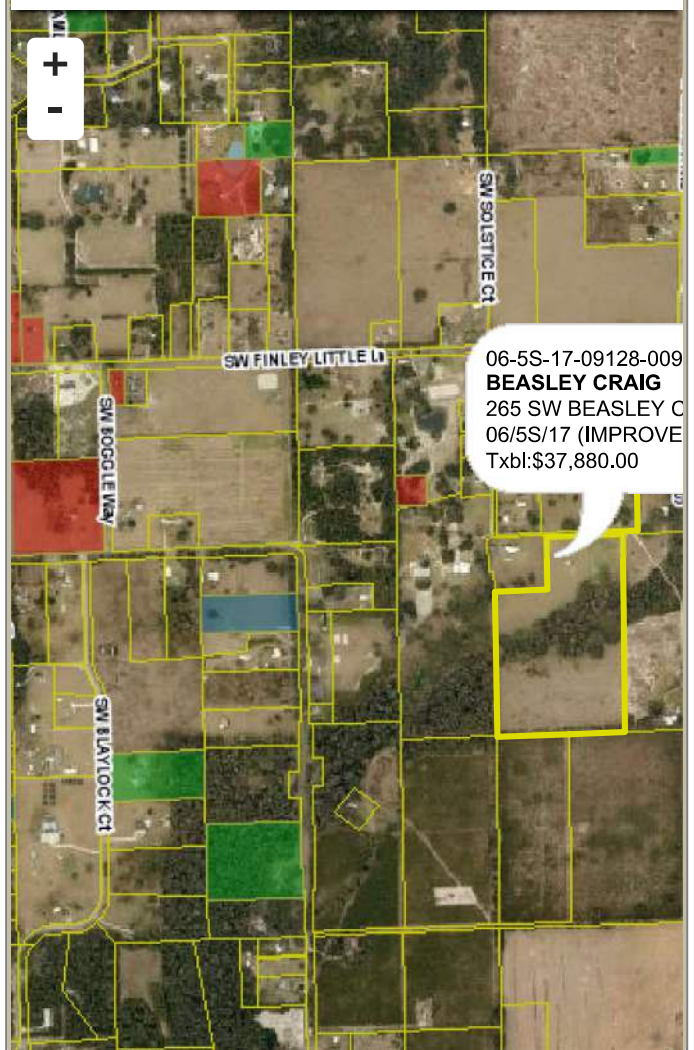
\*The Description above is not to be used as the Legal Description for this parcel in any legal transaction.

\*\*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              | \$2,439                                                               | Mkt Land            | \$2,500                                                     |
| Ag Land               | \$18,336                                                              | Ag Land             | \$19,933                                                    |
| Building              | \$0                                                                   | Building            | \$0                                                         |
| XFOB                  | \$40,500                                                              | XFOB                | \$40,500                                                    |
| Just                  | \$229,938                                                             | Just                | \$230,000                                                   |
| Class                 | \$61,275                                                              | Class               | \$62,933                                                    |
| Appraised             | \$61,275                                                              | Appraised           | \$62,933                                                    |
| SOH Cap [?]           | \$0                                                                   | SOH Cap [?]         | \$0                                                         |
| Assessed              | \$61,275                                                              | Assessed            | \$62,933                                                    |
| Exempt                | \$0                                                                   | Exempt              | \$0                                                         |
| Total Taxable         | county:\$61,275<br>city:\$61,275<br>other:\$61,275<br>school:\$61,275 | Total Taxable       | county:\$62,933<br>city:\$0<br>other:\$0<br>school:\$62,933 |

Aerial Viewer Pictometry Google Maps

☒ 2019
 ☐ 2016
 ☐ 2013
 ☐ 2010
 ☐ 2007
 ☐ 2005
 ☒ Sales
**▼ Sales History**

| Sale Date | Sale Price | Book/Page | Deed | V/I | Qualification (Codes) | RCode |
|-----------|------------|-----------|------|-----|-----------------------|-------|
| N O N E   |            |           |      |     |                       |       |

**▼ Building Characteristics**

| Bldg Sketch | Description* | Year Blt | Base SF | Actual SF | Bldg Value |
|-------------|--------------|----------|---------|-----------|------------|
| N O N E     |              |          |         |           |            |

**▼ Extra Features & Out Buildings (Codes)**

| Code | Desc      | Year Blt | Value       | Units   | Dims     |
|------|-----------|----------|-------------|---------|----------|
| 0040 | BARN,POLE | 2017     | \$40,500.00 | 6000.00 | 60 x 100 |

**▼ Land Breakdown**

| Code | Desc             | Units     | Adjustments             | Eff Rate    | Land Value |
|------|------------------|-----------|-------------------------|-------------|------------|
| 6200 | PASTURE 3 (AG)   | 58.500 AC | 1.0000/1.0000 1.0000/ / | \$265 /AC   | \$15,502   |
| 5500 | TIMBER 2 (AG)    | 10.500 AC | 1.0000/1.0000 1.0000/ / | \$422 /AC   | \$4,431    |
| 9105 | TOWER SITE (MKT) | 1.000 AC  | 1.0000/1.0000 1.0000/ / | \$2,500 /AC | \$2,500    |
| 9910 | MKT.VAL.AG (MKT) | 69.000 AC | 1.0000/1.0000 1.0000/ / | \$2,710 /AC | \$187,000  |

