

Columbia County Property Appraiser

Jeff Hampton

2023 Working Values

updated: 12/8/2022

Parcel: << 12-4S-17-08326-001 (30412) >>

Owner & Property Info

Result: 1 of 1

Owner	SELGAS MARY ANN 612 SE POUNDS HAMMOCK RD LAKE CITY, FL 32025		
Site	612 SE POUNDS HAMMOCK Rd, LAKE CITY		
Description*	COMM SW COR OF SW1/4 OF NE1/4, RUN N 165.84 FT FOR POB, CONT N 415.06 FT TO A PT ON W'RLY MAINTAINED R/W LINE POUNDS HAMMOCK RD, SE ALONG R/W, 384 FT, S 66 DG W 226.77 FT TO POB. ORB 363-79, DC 1149-2539, POA 1149-2542, QC 1149-2544, QC 1151-1943, QC 1151 ...more>>>		
Area	1 AC	S/T/R	12-4S-17
Use Code**	MOBILE HOME (0200)	Tax District	3

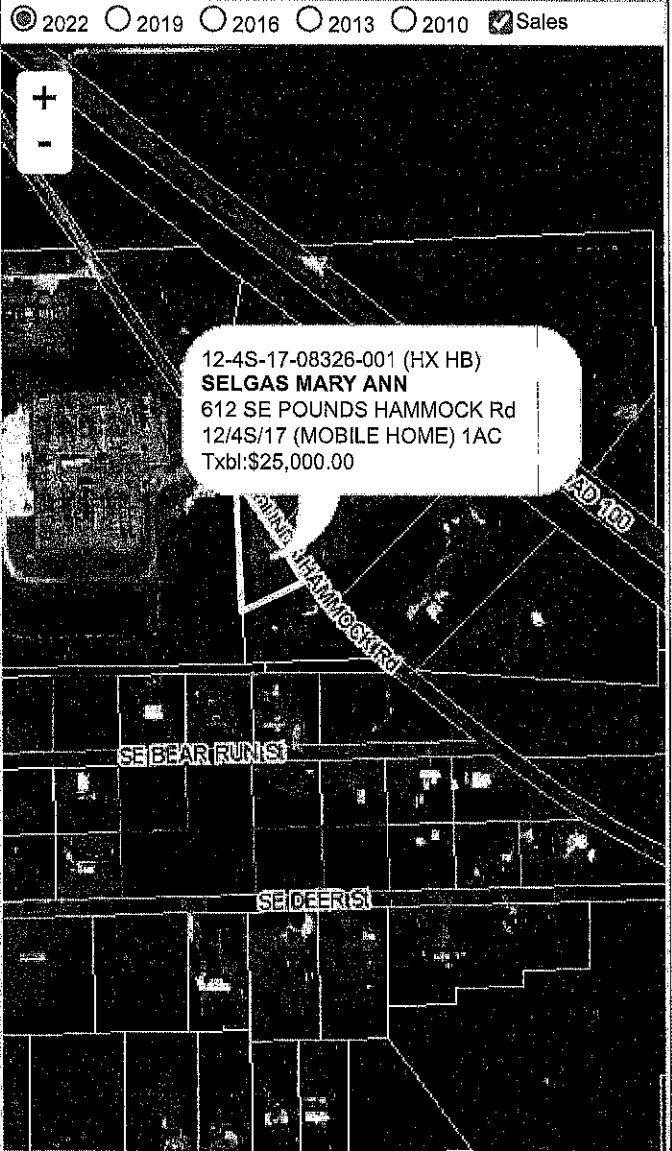
*The Description above is not to be used as the Legal Description for this parcel in any legal transaction.

**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

2022 Certified Values		2023 Working Values	
Mkt Land	\$5,700	Mkt Land	\$5,700
Ag Land	\$0	Ag Land	\$0
Building	\$69,469	Building	\$69,469
XFOB	\$1,250	XFOB	\$1,250
Just	\$76,419	Just	\$76,419
Class	\$0	Class	\$0
Appraised	\$76,419	Appraised	\$76,419
SOH Cap [?]	\$25,775	SOH Cap [?]	\$24,256
Assessed	\$50,644	Assessed	\$52,163
Exempt	HX HB \$25,644	Exempt	HX HB \$27,163
Total Taxable	county:\$25,000 city:\$0 other:\$0 school:\$25,644	Total Taxable	county:\$25,000 city:\$0 other:\$0 school:\$27,163

Aerial Viewer Plotometry Google Maps



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
6/3/2008	\$100	1151/1945	QC	V	U	01
6/3/2008	\$100	1151/1943	QC	I	U	01
5/7/2008	\$100	1149/2544	QC	I	U	01

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	MANUF 1 (0201)	2009	1456	1456	\$69,469

*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
9947	Septic		\$1,250.00	1.00	0 x 0

Land Breakdown

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