

Columbia County Property Appraiser

Jeff Hampton

2022 Working Values

updated: 1/6/2022

Parcel: << **22-3S-16-02251-000 (7700)** >>

Owner & Property Info

Result: 1 of 1

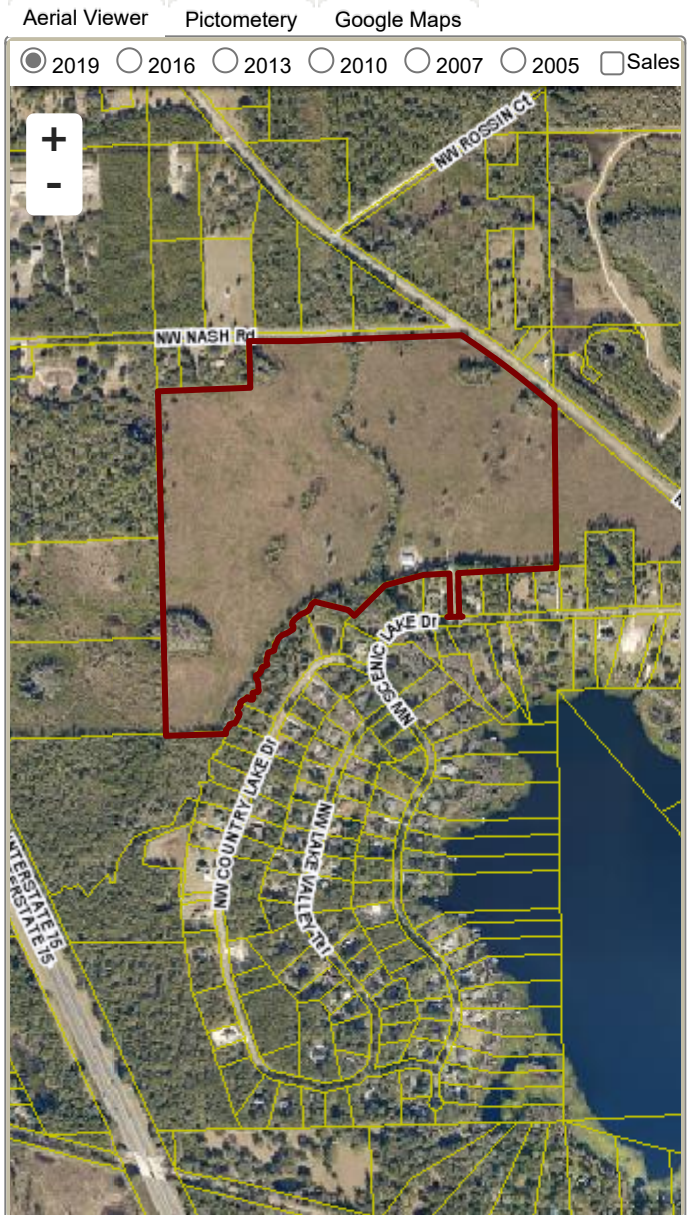
Owner	ROWAN STUART E ROWAN TERI STRICKLIN 1771 CR 469 CULLMAN, AL 35057		
Site	174 NW ROWAN TREE Ter, LAKE CITY		
Description*	NW1/4 OF NE1/4 EX 5 AC IN NW COR & ALSO THAT PART OF NE1/4 OF NE1/4 LYING S & W OF THE SWRLY R/W CR-250 & SW1/4 OF NE1/4, EX THE E 350 FT & EX 6.23 AC DESC IN ORB 1021-1292. ALSO COMM AT INTERS OF E LINE OF SEC & N R/W OS SCENIC LAKE DR, RUN N 300.16 FT F ...more>>>		
Area	115.56 AC	S/T/R	22-3S-16
Use Code**	IMPROVED AG (5000)	Tax District	2

*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

2021 Certified Values		2022 Working Values	
Mkt Land	\$0	Mkt Land	\$3,250
Ag Land	\$48,018	Ag Land	\$47,811
Building	\$0	Building	\$0
XFOB	\$0	XFOB	\$29,760
Just	\$336,371	Just	\$369,381
Class	\$48,018	Class	\$80,821
Appraised	\$48,018	Appraised	\$80,821
SOH Cap [?]	\$0	SOH Cap [?]	\$0
Assessed	\$48,018	Assessed	\$80,821
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$48,018 city:\$0 other:\$0 school:\$48,018	Total Taxable	county:\$80,821 city:\$0 other:\$0 school:\$80,821



▼ Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
3/28/2018	\$100	1447/1453	WD	V	U	11
12/9/2002	\$120,000	0971/0406	WD	V	U	06
12/27/1994	\$0	0799/1680	WD	V	U	10

▼ Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
NONE					

▼ Extra Features & Out Buildings (Codes)

Code	Desc	Year Blt	Value	Units	Dims
0031	BARN,MT AE	2021	\$15,360.00	960.00	24 x 40
0040	BARN,POLE	2021	\$14,400.00	1440.00	40 x 36

▼ Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
5500	TIMBER 2 (AG)	113.060 AC	1.0000/1.0000 1.0000/ /	\$422 /AC	\$47,711
5910	SWAMP/CYPRESS (AG)	2.500 AC	1.0000/1.0000 1.0000/ /	\$40 /AC	\$100
9910	MKT.VAL.AG (MKT)	116.050 AC	1.0000/1.0000 1.0000/.8500000 /	\$2,899 /AC	\$336,371
9945	WELL/SEPT (MKT)	1.000 UT (AC)	1.0000/1.0000 1.0000/ /	\$3,250 /UT	\$3,250

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