

## Columbia County Property Appraiser

Jeff Hampton

2023 Working Values

updated: 6/1/2023

Parcel: &lt;&lt; 06-4S-17-08028-182 (29385) &gt;&gt;

## Owner &amp; Property Info

Result: 4 of 6

Owner	HOLBROOK BRENDA N 1350 SW INDIAN GLN LAKE CITY, FL 32025		
Site	1350 SW INDIAN GLN, LAKE CITY		
Description*	LOT 82 CYPRESS LANDING S/D WD 1038-2131, WD 1083-889, LE 1341-85,		
Area	0.17 AC	S/T/R	06-4S-17
Use Code**	SINGLE FAMILY (0100)	Tax District	1

\*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

2022 Certified Values		2023 Working Values	
Mkt Land	\$18,000	Mkt Land	\$22,500
Ag Land	\$0	Ag Land	\$0
Building	\$139,303	Building	\$154,254
XFOB	\$1,620	XFOB	\$1,620
Just	\$158,923	Just	\$178,374
Class	\$0	Class	\$0
Appraised	\$158,923	Appraised	\$178,374
SOH Cap [?]	\$41,403	SOH Cap [?]	\$57,328
Assessed	\$117,520	Assessed	\$121,046
Exempt	HX HB \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$67,520 city:\$67,520 other:\$0 school:\$92,520	Total Taxable	county:\$71,046 city:\$71,046 other:\$0 school:\$96,046

Aerial Viewer Pictometry Google Maps

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## Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
7/19/2017	\$100	1341/0085	LE	I	U	11
5/8/2006	\$170,000	1083/0889	WD	I	Q	
2/15/2005	\$288,000	1038/2131	WD	V	U	01
8/1/2002	\$122,000	0859/1024	WD	I	U	03

## Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2006	1456	2024	\$154,254

\*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
0166	CONC,PAVMT	2006	\$1,620.00	648.00	0 x 0

## Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (0.170 AC)	1.0000/1.0000 1.0000/ /	\$22,500 /LT	\$22,500

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