Columbia County Property Appraiser

Jeff Hampton

Parcel: << 12-4S-16-02941-123 (13359) >>>

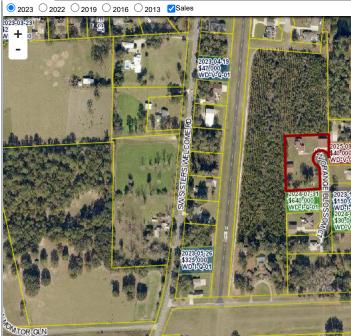
Owner & Property Info Result: 1 of						
Owner	RICHTER LAWRENCE JOHN 102 SW ORANGE BLOSSOM CT LAKE CITY, FL 32025					
Site	102 SW ORANGE BLOSSOM CT, LAKE CITY					
Description*	LOTS 23, 24 & 25 SOUTHERN LANDINGS AVIATION S/D. WD 1030-1697, WD 1037-2896, WD 1049-1763, WD 1333-59, WD 1353-2, DC 1365-2672, WD 1415-2542, WD 1147-1655, DC 1483-2787,					
Area	1.82 AC	S/T/R	12-4S-16			
Use Code**	SINGLE FAMILY (0100)	Tax District	2			

*The <u>Description</u> above is not to be used as the Legal Description for this parcel in any legal transaction.
**The <u>Use Code</u> is a FL Dept. of Revenue (DDR) 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 &	Assessm	ent Values			
2024 Certified Values			2025 Working Values		
Mkt Land		\$84,000	Mkt Land		\$84,000
Ag Land		\$0	Ag Land		\$0
Building		\$425,461	Building		\$419,357
XFOB		\$32,556	XFOB		\$32,556
Just		\$542,017	Just		\$535,913
Class		\$0	Class		\$0
Appraised		\$542,017	Appraised		\$535,913
SOH/10% Cap		\$118,625	SOH/10% Cap		\$101,078
Assessed		\$423,392	Assessed		\$434,835
Exempt	HX HB WR	\$55,000	Exempt	HX HB WR	\$55,722
Total Taxable		county:\$368,392 city:\$0 other:\$0 school:\$393,392			county:\$379,113 city:\$0 other:\$0 school:\$404,835

NOTE: Property ownership changes can cause the Assessed value of the property to reset to full Market value, which could result in higher property taxes.

2025 Working Values Aerial Viewer Pictometery Google Maps



Sales History							
Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode	
7/21/2020	\$23,500	1415 / 2542	WD	V	Q	03	
2/6/2018	\$86,000	1353 / 002	WD	1	Q	03	
3/17/2017	\$337,500	1333 / 059	WD	1	Q	03	
4/4/2008	\$65,000	1147 / 1655	WD	V	Q		
5/20/2005	\$65,000	1049 / 1763	WD	V	Q		
2/11/2005	\$58,000	1037 / 2896	WD	V	Q		
11/12/2004	\$45,000	1030 / 1697	WD	V	Q		

Building Characteristics							
Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value		
Sketch	AIR HANGAR (8500)	2006	3600	3600	\$79,986		
Sketch	SINGLE FAM (0100)	2007	2764	3709	\$339,371		

*Bldo 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							
Code	Desc	Year Blt	Value	Units	Dims		
0166	CONC,PAVMT	2007	\$3,756.00	1878.00	0 x 0		
0210	GARAGE U	2012	\$28,800.00	1800.00	40 x 45		

▼ Land Breakdown								
Code	Desc	Units	Adjustments	Eff Rate	Land Value			
0100	SFR (MKT)	1.000 LT (0.760 AC)	1.0000/1.0000 1.0000/.9000000 /	\$27,000 /LT	\$27,000			
0000	VAC RES (MKT)	1.000 LT (0.530 AC)	1.0000/1.0000 1.0000/ /	\$30,000 /LT	\$30,000			
0000	VAC RES (MKT)	1.000 LT (0.530 AC)	1.0000/1.0000 1.0000/.9000000 /	\$27,000 /LT	\$27,000			

Search Result: 1 of 1

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