

Columbia County Property Appraiser

Jeff Hampton

2023 Working Values

updated: 8/8/2023

Parcel: 34-35-16-02462-221 (10181)

Owner & Property Info

Result: 1 of 1

Owner	HARRISON EDWARD JOSEPH HARRISON BRIDGET 4431 NW WISTERIA DRIVE LAKE CITY, FL 32055		
Site	4431 NW WISTERIA DR, LAKE CITY		
Description	LOT 21 OAK MEADOW PLANTATION UNIT 2, 816-2412, WD 1009-278, WD 1031-1827, WD 1184-2619, WD 1286-1743, WD 1335-2221, WD 1357-638, WD 1484-2325,		
Area	0.5 AC	S/T/R	34-35-16
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 & Zoning office for specific zoning information.

Property & Assessment Values

2022 Certified Values		2023 Working Values	
Mkt Land	\$22,000	Mkt Land	\$28,000
Ag Land	\$0	Ag Land	\$0
Building	\$258,078	Building	\$281,625
XFOB	\$26,618	XFOB	\$26,778
Just	\$304,694	Just	\$338,401
Class	\$0	Class	\$0
Appraised	\$304,694	Appraised	\$338,401
SOH Cap (?)	\$56,285	SOH Cap (?)	\$62,540
Assessed	\$248,409	Assessed	\$255,861
Exempt	HX HB	Exempt	HX HB
Total Taxable	county: \$198,409 city: \$198,409 other: \$0 school: \$223,409	Total Taxable	county: \$205,861 city: \$205,861 other: \$0 school: \$230,861

Aerial Viewer Pictometry Google Maps

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Sales History

Sale Date	Sale Price	Book/Page	Deed	VI	Qualification (Codes)	RCode
2/14/2023	\$435,000	1484/2325	WD	I	Q	01
4/3/2018	\$289,000	1351/0639	WD	I	Q	01
4/27/2017	\$265,000	1335/2221	WD	I	Q	01
1/27/2015	\$246,000	1288/1743	WD	I	Q	01
11/20/2009	\$289,000	1184/2619	WD	I	Q	01
11/19/2004	\$252,800	1031/1827	WD	I	Q	
3/4/2004	\$27,500	1009/0278	WD	V	Q	

Building Characteristics

Bldg Sketch	Description	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2004	2461	3396	\$281,625

*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
0166	CONC,PAVMT	2004	\$4,112.00	2056.00	0 x 0
0290	POOL R/CON	2005	\$21,924.00	540.00	0 x 0
0262	PRCH,FOP	2005	\$1,440.00	144.00	12 x 12
0190	FENCE/WOOD	2017	\$500.00	1.00	0 x 0
0296	SHED METAL	2017	\$900.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (0.500 AC)	1.0000/1.0000 1.0000/1	\$28,000 /LT	\$28,000

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