

Columbia County Property Appraiser

Jeff Hampton

2022 Working Values

updated: 2/10/2022

Parcel: << **22-3S-16-02269-120 (7897)** >>

Aerial Viewer Pictometry Google Maps

Owner & Property Info

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Owner	GAFFORD FRANK GAFFORD JULIE P O BOX 711 LAKE CITY, FL 32056-0711		
Site	232 NW LAKE VALLEY Ter, LAKE CITY		
Description*	LOT 20 LAKE VALLEY IN WOODBOROUGH S/D PHASE 5 967-2092,2094, 967-2097, WD 1070-2627, WD 1120-202, WD 1321-738, DC 1321-740		
Area	0.72 AC	S/T/R	22-3S-16
Use Code**	SINGLE FAMILY (0100)	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	\$25,000	Mkt Land	\$25,000
Ag Land	\$0	Ag Land	\$0
Building	\$230,459	Building	\$227,649
XFOB	\$10,034	XFOB	\$10,034
Just	\$265,493	Just	\$262,683
Class	\$0	Class	\$0
Appraised	\$265,493	Appraised	\$262,683
SOH Cap [?]	\$61,695	SOH Cap [?]	\$52,771
Assessed	\$203,798	Assessed	\$209,912
Exempt	HX HB WX \$50,500	Exempt	HX HB WX \$50,500
Total Taxable	county:\$153,298 city:\$0 other:\$0 school:\$178,298	Total Taxable	county:\$159,412 city:\$0 other:\$0 school:\$184,412



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
8/24/2016	\$250,000	1321/0738	WD	I	Q	01
5/18/2007	\$310,000	1120/0202	WD	I	Q	
1/10/2006	\$305,000	1070/2627	WD	I	Q	
11/14/2002	\$210,000	0967/2097	WD	I	Q	
8/14/2002	\$7,700	0967/2094	WD	V	U	03
8/14/2002	\$13,800	0967/2092	WD	V	U	03

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2002	2640	3858	\$227,649

*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	2002	\$4,646.00	2323.00	0 x 0

0169	FENCE/WOOD	2008	\$3,888.00	384.00	48 x 8
0296	SHED METAL	2018	\$1,500.00	1.00	0 x 0

▼ **Land Breakdown**

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (0.720 AC)	1.0000/1.0000 1.0000/ /	\$25,000 /LT	\$25,000

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