

Columbia County Property Appraiser

Jeff Hampton

2026 Working Values

updated: 12/18/2025

Parcel: << **09-4S-17-08300-046 (30082)** >>

Owner & Property Info

Result: 1 of 1

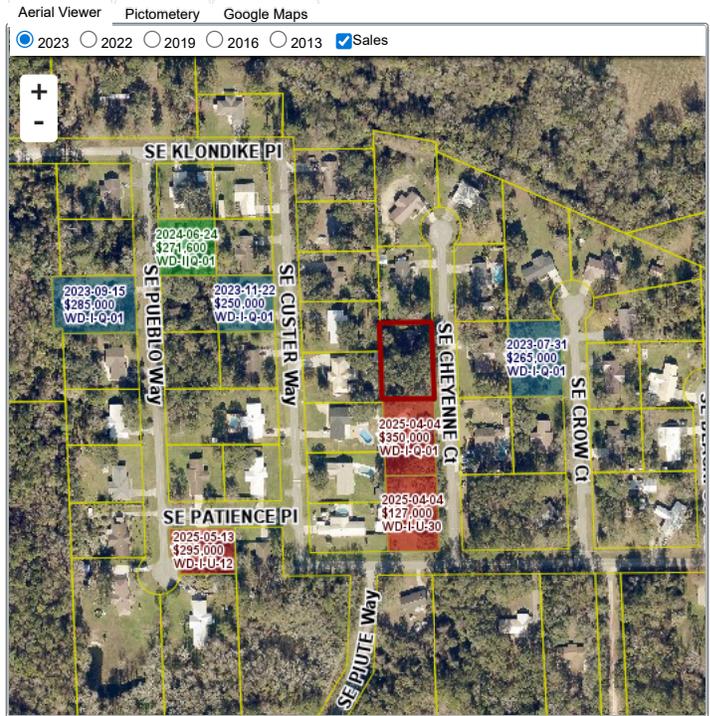
Owner	SMITH VERNON SMITH ALFREDA 190 SE CHEYENNE CT LAKE CITY, FL 32025		
Site	190 SE CHEYENNE CT, LAKE CITY		
Description*	LOT 37 WOODHAVEN S/D UNIT 2. 521-595, 701-314, 744-144, 768-1199, 794-1152, WD 1103-2774.		
Area	0.51 AC	S/T/R	09-4S-17
Use Code**	SINGLE FAMILY (0100)	Tax District	2

*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

2025 Certified Values		2026 Working Values	
Mkt Land	\$18,500	Mkt Land	\$18,500
Ag Land	\$0	Ag Land	\$0
Building	\$186,303	Building	\$193,000
XFOB	\$3,800	XFOB	\$3,800
Just	\$208,603	Just	\$215,300
Class	\$0	Class	\$0
Appraised	\$208,603	Appraised	\$215,300
SOH/10% Cap	\$72,117	SOH/10% Cap	\$70,643
Assessed	\$136,486	Assessed	\$144,657
Exempt	HX HB \$50,000	Exempt	HX HB \$50,722
Total Taxable	county:\$86,486 city:\$0 other:\$0 school:\$111,486	Total Taxable	county:\$93,935 city:\$0 other:\$0 school:\$119,657

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.



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
11/22/2006	\$185,500	1103 / 2774	WD	I	Q	
8/15/1994	\$78,000	794 / 1152	WD	I	Q	
5/3/1989	\$64,850	744 / 144	AG	I	Q	
5/3/1989	\$64,900	701 / 314	WD	I	Q	
4/1/1983	\$59,700	521 / 595	WD	I	Q	
6/1/1981	\$54,000	472 / 136	WD	I	Q	
1/1/1980	\$44,500	440 / 511	WD	I	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1979	1734	2661	\$193,000

*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

Code	Desc	Year Blt	Value	Units	Dims
0166	CONC,PAVMT	1993	\$1,000.00	1.00	0 x 0
0180	FPLC 1STRY	0	\$2,000.00	1.00	0 x 0
0296	SHED METAL	2004	\$800.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (0.510 AC)	1.0000/1.0000 1.0000/ /	\$18,500 /LT	\$18,500

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