

Columbia County Property Appraiser

Jeff Hampton

2025 Working Values  
updated: 9/26/2024

Parcel: 22-3S-16-02268-214 (7801)

Owner & Property Info

Result: 1 of 1

Owner	MCKEE MICHAEL P MCKEE MARY E 708 NW SCENIC LAKE DR LAKE CITY, FL 32055		
Site	708 NW SCENIC LAKE DR, LAKE CITY		
Description*	LOTS 14 & 15 WOODBOROUGH PHASE 1 ORB 898-1619, ORB 791-2287, 873-1652 & WD 1274-230		
Area	2.05 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

2024 Certified Values		2025 Working Values	
Mkt Land	\$39,600	Mkt Land	\$39,600
Ag Land	\$0	Ag Land	\$0
Building	\$275,109	Building	\$275,109
XFOB	\$5,780	XFOB	\$5,780
Just	\$320,489	Just	\$320,489
Class	\$0	Class	\$0
Appraised	\$320,489	Appraised	\$320,489
SOH/10% Cap	\$64,940	SOH/10% Cap	\$57,274
Assessed	\$255,549	Assessed	\$263,215
Exempt	HX HB \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$205,549 city:\$0 other:\$0 school:\$230,549	Total Taxable	county:\$213,215 city:\$0 other:\$0 school:\$238,215

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
5/1/2014	\$38,500	1274 / 230	WD	V	Q	03
3/1/2000	\$15,500	898 / 1619	WD	V	Q	
1/29/1999	\$23,000	873 / 1852	WD	V	Q	
6/10/1994	\$16,000	791 / 2287	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2001	2121	2992	\$275,109

\*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	2001	\$3,149.00	2099.00	0 x 0
0083	DOCK-LAKE	2008	\$2,631.00	572.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0133	SFR LAKE (MKT)	1.000 LT (0.930 AC)	1.0000/1.0000 1.0000/2000000 /	\$19,800 /LT	\$19,800
0020	VAC/WATER (MKT)	1.000 LT (1.120 AC)	1.0000/1.0000 1.0000/2000000 /	\$19,800 /LT	\$19,800

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