

2020 Preliminary Certified

updated: 10/9/2020

Columbia County Property Appraiser

Jeff Hampton

Parcel: << 03-4S-16-02739-140 >>

Aerial Viewer Pictometry Google Maps

Owner & Property Info

Result: 2 of 2

| | | | |
|--------------|--|--------------|-----------|
| Owner | LEE WADE & HOLLY 973 SW COUNTY ROAD 252B LAKE CITY, FL 32024 | | |
| Site | 973 COUNTY ROAD 252B , LAKE CITY | | |
| Description* | LOTS 39 & 40 CYPRESS CREEK S/D LOTS 39 & 40 CYPRESS CREEK S/D & ALSO N1/2 OF LIZ LANE LYING & ALSO N1/2 OF LIZ LANE LYING ADJAC TO THE ABOVE-DESC PROP ADJAC TO THE ABOVE-DESC PROP WHICH WAS VACATED BY RESOL# WHICH WAS VACATED BY RESOL# 99R-17 & REC IN ORB ...more>>> | | |
| Area | 2.87 AC | S/T/R | 03-4S-16E |
| Use Code** | MOBILE HOM (000200) | 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

| 2019 Certified Values | | 2020 Preliminary Certified | |
|-----------------------|---|----------------------------|---|
| Mkt Land (3) | \$19,627 | Mkt Land (3) | \$23,505 |
| Ag Land (0) | \$0 | Ag Land (0) | \$0 |
| Building (1) | \$33,763 | Building (1) | \$39,390 |
| XFOB (10) | \$25,666 | XFOB (10) | \$25,666 |
| Just | \$79,056 | Just | \$88,561 |
| Class | \$0 | Class | \$0 |
| Appraised | \$79,056 | Appraised | \$88,561 |
| SOH Cap [?] | \$0 | SOH Cap [?] | \$0 |
| Assessed | \$79,056 | Assessed | \$88,561 |
| Exempt | OTHER \$5,000 | Exempt | \$0 |
| Total Taxable | county:\$74,056 city:\$74,056 other:\$74,056 school:\$74,056 | Total Taxable | county:\$88,561 city:\$88,561 other:\$88,561 school:\$88,561 |

**▼ Sales History**

| Sale Date | Sale Price | Book/Page | Deed | V/I | Quality (Codes) | RCode |
|-----------|------------|-----------|------|-----|-----------------|-------|
| 9/13/2019 | \$90,900 | 1394/2300 | WD | I | Q | 01 |
| 1/5/2007 | \$175,000 | 1107/0720 | WD | I | Q | |
| 2/15/1997 | \$47,800 | 835/0151 | AD | I | U | 13 |
| 11/7/1995 | \$13,600 | 816/1148 | CD | V | U | 13 |

▼ Building Characteristics

| Bldg Sketch | Bldg Item | Bldg Desc* | Year Blt | Base SF | Actual SF | Bldg Value |
|-------------|-----------|------------------|----------|---------|-----------|------------|
| Sketch | 1 | MANUF 1 (000200) | 1995 | 1296 | 1956 | \$39,390 |

*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 | Condition (% Good) |
|------|------------|----------|------------|----------|-----------|--------------------|
| 0166 | CONC,PAVMT | 1995 | \$6,336.00 | 3168.000 | 0 x 0 x 0 | (000.00) |

| | | | | | | |
|------|------------|------|------------|---------|-------------|----------|
| 0060 | CARPORT F | 1995 | \$1,800.00 | 360.000 | 18 x 20 x 0 | (000.00) |
| 0060 | CARPORT F | 1995 | \$1,800.00 | 360.000 | 18 x 20 x 0 | (000.00) |
| 0263 | PRCH,USP | 1995 | \$6,480.00 | 360.000 | 18 x 20 x 0 | (000.00) |
| 0296 | SHED METAL | 1995 | \$2,400.00 | 200.000 | 10 x 20 x 0 | (000.00) |

▼ **Land Breakdown**

| Land Code | Desc | Units | Adjustments | Eff Rate | Land Value |
|-----------|-----------------|-----------------------|---------------------|----------|------------|
| 000200 | MBL HM (MKT) | 1.000 LT - (0.500 AC) | 1.00/1.00 1.00/1.00 | \$18,000 | \$18,000 |
| 009945 | WELL/SEPT (MKT) | 1.000 UT - (0.000 AC) | 1.00/1.00 1.00/1.00 | \$3,250 | \$3,250 |
| 000000 | VAC RES (MKT) | 2.370 AC | 1.00/1.00 1.00/0.10 | \$951 | \$2,255 |

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