

Columbia County Property Appraiser

Jeff Hampton

2023 Working Values

updated: 5/4/2023

Parcel: << 05-4S-17-07610-002 (28490) >>

Owner & Property Info

Owner	SOUTH TOWN SQUARE LLC P O BOX 2095 LAKE CITY, FL 32056		
Site	1489 SW MAIN BLVD, LAKE CITY 1445 SW MAIN BLVD		
Description*	BEG NE COR OF NW1/4 OF SW1/4, RUN E 181.45 FT, S 835.26 FT TO N LINE SUGAR CREEK, W ALONG N LINE OF CREEK 464.47 FT TO E R/W US-41, N ALONG R/W 679.90 FT, E 169.08 FT, N 161.25 FT TO S R/W MARGARET ST, E 79.79 FT TO POB. (SOUTH TOWN SQUARE). 308-120, 726-2 ...more>>>		
Area	7.479 AC	S/T/R	05-4S-17
Use Code**	COMMUNITY SHOPPING (1600)	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	\$598,320	Mkt Land	\$598,320
Ag Land	\$0	Ag Land	\$0
Building	\$812,002	Building	\$1,025,687
XFOB	\$45,607	XFOB	\$45,607
Just	\$1,455,929	Just	\$1,669,614
Class	\$0	Class	\$0
Appraised	\$1,455,929	Appraised	\$1,669,614
SOH Cap [?]	\$0	SOH Cap [?]	\$68,092
Assessed	\$1,455,929	Assessed	\$1,669,614
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$1,455,929 city:\$1,455,929 other:\$0 school:\$1,455,929	Total Taxable	county:\$1,601,522 city:\$1,601,522 other:\$0 school:\$1,669,614



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
12/31/2007	\$100	1140/0691	TR	I	U	01
5/16/2007	\$100	1120/0405	WD	I	U	01
10/30/1990	\$475,000	0735/0013	WD	I	U	09
7/26/1990	\$385,000	0726/0262	CT	I	U	09
7/9/1973	\$36,545	0308/0120	WD	I	Q	01

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SHOP NBHD (3800)	1975	63117	78047	\$1,025,687

*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
0260	PAVEMENT-ASPHALT	1975	\$41,607.00	231150.00	0 x 0
0253	LIGHTING	2003	\$4,000.00	4.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
1600	SH CTR COM (MKT)	7.479 AC	1.0000/1.0000 1.0000/ /	\$80,000 /AC	\$598,320