

Columbia County Property Appraiser

Jeff Hampton

2023 Working Values

updated: 4/13/2023

Parcel: << 33-3S-17-06650-000 (26801) >>

Owner & Property Info

Result: 2 of 3

Owner	MELGAARD ROBERT MELGAARD YVONNE 495 SE COLBURN AVE LAKE CITY, FL 32025-1013		
Site	495 SE COLBURN AVE, LAKE CITY		
Description*	ALL EX 75 FT OFF E SIDE BLOCK I MELROSE PARK S/D. & THE N1/2 OF HEDGE ST (CLOSED) AS LIES ADJ TO ABOVE DESC PARCEL IN ORD NO 2013-2040 IN ORB 1270-1372. 466-597, QC 1286-2644,		
Area	0.774 AC	S/T/R	33-3S-17
Use Code**	SINGLE FAMILY (0100)	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	\$10,375	Mkt Land	\$10,375
Ag Land	\$0	Ag Land	\$0
Building	\$82,110	Building	\$82,110
XFOB	\$10,136	XFOB	\$10,136
Just	\$102,621	Just	\$102,621
Class	\$0	Class	\$0
Appraised	\$102,621	Appraised	\$102,621
SOH Cap [?]	\$16,020	SOH Cap [?]	\$13,422
Assessed	\$86,601	Assessed	\$89,199
Exempt	HX HB \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$36,601 city:\$36,601 other:\$0 school:\$61,601	Total Taxable	county:\$39,199 city:\$39,199 other:\$0 school:\$64,199

Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
2/26/2014	\$100	1286/2644	QC	I	U	11

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1982	1800	1900	\$82,110

*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
0297	SHED CONCRETE BLOCK	1992	\$3,888.00	900.00	30 x 30
0210	GARAGE U	1992	\$2,448.00	900.00	30 x 30
0166	CONC,PAVMT	1992	\$200.00	1.00	0 x 0
0190	FPLC PF	1993	\$2,400.00	2.00	0 x 0
0296	SHED METAL	2012	\$1,200.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (0.774 AC)	1.0000/1.0000 1.0000/1.2500000 /	\$10,375 /LT	\$10,375

Aerial Viewer Pictometry Google Maps

