

Parcel: << 33-3S-17-06598-000 (26739) >>

Owner & Property Info			Result: 1 of 1
Owner	PARVIN RUNA 268 SE MONTROSE AVE LAKE CITY, FL 32025		
Site	268 SE MONTROSE AVE, LAKE CITY		
Description*	LOT 8 & S 10 FT LOT 9 BLOCK 30 CAMPBOR KNOLL ESTATES S/D. 502-658, 625-405, 729-54, 731-958, 837-2015, 931-2712, CT 1492-2300, QC 1497-566, WD 1500-682		
Area	0.206 AC	S/T/R	33-3S-17
Use Code**	SINGLE FAMILY (0100)	Tax District	2
*The <u>Description</u> above is not to be used as the Legal Description for this parcel in any legal transaction. **The <u>Use Code</u> 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			
2023 Certified Values		2024 Working Values	
Mkt Land	\$9,130	Mkt Land	\$9,130
Ag Land	\$0	Ag Land	\$0
Building	\$73,522	Building	\$73,522
XFOB	\$1,300	XFOB	\$1,300
Just	\$83,952	Just	\$83,952
Class	\$0	Class	\$0
Appraised	\$83,952	Appraised	\$83,952
SOH Cap [?]	\$26,161	SOH Cap [?]	\$24,427
Assessed	\$57,791	Assessed	\$59,525
Exempt	HX HB \$32,791	Exempt	HX HB \$34,525
Total Taxable	county:\$25,000 city:\$0 other:\$0 school:\$32,791	Total Taxable	county:\$25,000 city:\$0 other:\$0 school:\$34,525



Sales History							
Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode	
9/28/2023	\$39,900	1500/0682	WD	I	U	12	
8/10/2023	\$0	1497/0566	QC	I	U	11	
6/14/2023	\$100	1492/2300	CT	I	U	18	
7/27/2001	\$45,000	0931/2712	WD	I	Q		
4/10/1997	\$27,900	0837/2015	WD	I	Q		
9/19/1990	\$0	0731/0958	QC	I	U	01	
6/1/1987	\$32,500	0625/0405	AD	I	Q		
5/1/1978	\$8,000	0502/0658	03	I	Q		

▼ Building Characteristics					
Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1962	1260	1848	\$73,522
*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
0294	SHED WOOD/VINYL	1988	\$600.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$200.00	1.00	0 x 0
0120	CLFENCE 4	1993	\$300.00	1.00	0 x 0
0252	LEAN-TO W/O FLOOR	2012	\$200.00	1.00	0 x 0

Land Breakdown					
Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (0.206 AC)	1.0000/1.0000 1.0000/1.1000000 /	\$9,130 /LT	\$9,130