

# Columbia County Property Appraiser

Jeff Hampton

**2023 Working Values**

updated: 9/7/2023

Parcel: << **13-4S-16-02952-113 (13479)** >>

## Owner & Property Info

Result: 1 of 1

|              |   |              |          |
|--------------|---|--------------|----------|
| Owner        | <b>CABALLER ANA</b><br>856 NE COLVIN AVE<br>LAKE CITY, FL 32055 |              |          |
| Site         |   |              |          |
| Description* | LOT 13 341 ESTATES S/D. 978-2795, WD 1430-2320,                 |              |          |
| Area         | 0.955 AC  | S/T/R        | 13-4S-16 |
| Use Code**   | VACANT (0000)   | Tax District | 2        |

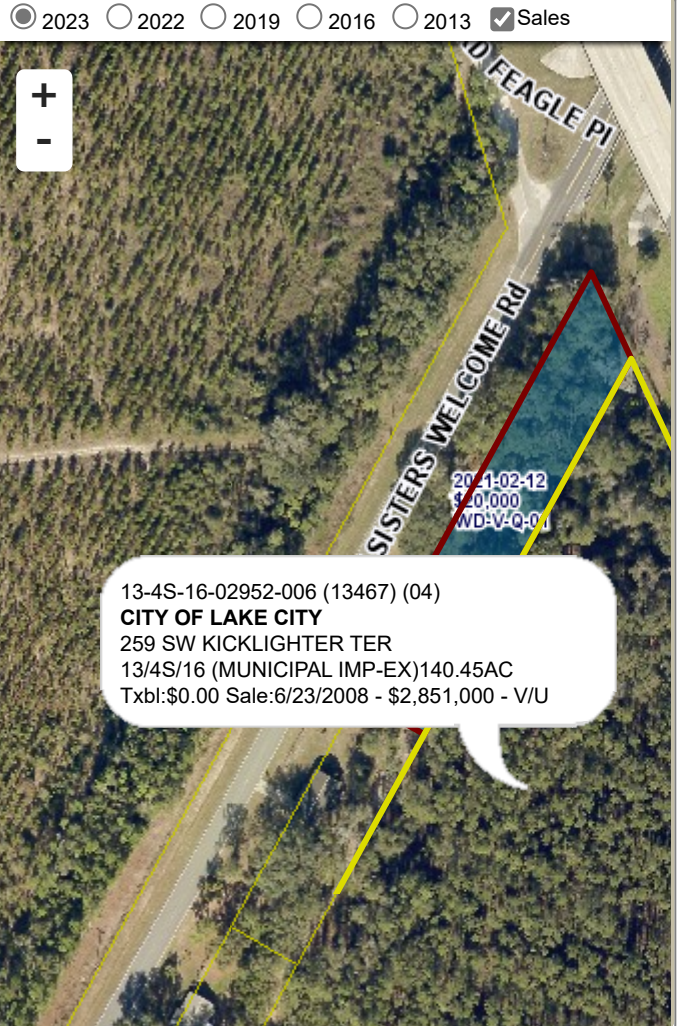
\*The Description above is not to be used as the Legal Description for this parcel in any legal transaction.

\*\*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

| 2022 Certified Values |                 | 2023 Working Values |                 |
|-----------------------|-----------------|---------------------|-----------------|
| Mkt Land              | \$15,000        | Mkt Land            | \$18,500        |
| Ag Land               | \$0             | Ag Land             | \$0             |
| Building              | \$0             | Building            | \$0             |
| XFOB                  | \$0             | XFOB                | \$0             |
| Just                  | \$15,000        | Just                | \$18,500        |
| Class                 | \$0             | Class               | \$0             |
| Appraised             | \$15,000        | Appraised           | \$18,500        |
| SOH Cap [?]           | \$0             | SOH Cap [?]         | \$2,000         |
| Assessed              | \$15,000        | Assessed            | \$18,500        |
| Exempt                | \$0             | Exempt              | \$0             |
| Total Taxable         | county:\$15,000 | Total Taxable       | county:\$16,500 |
|                       | city:\$0        |                     | city:\$0        |
|                       | other:\$0       |                     | other:\$0       |
|                       | school:\$15,000 |                     | school:\$18,500 |

Aerial Viewer Pictometry Google Maps



## Sales History

| Sale Date | Sale Price | Book/Page | Deed | V/I | Qualification (Codes) | RCode |
|-----------|------------|-----------|------|-----|-----------------------|-------|
| 2/12/2021 | \$20,000   | 1430/2320 | WD   | V   | Q                     | 01    |
| 3/26/2003 | \$54,400   | 0978/2795 | WD   | V   | Q                     |       |

## Building Characteristics

| Bldg Sketch | Description* | Year Blt | Base SF | Actual SF | Bldg Value |
|-------------|--------------|----------|---------|-----------|------------|
| NONE        |              |          |         |           |            |

## Extra Features & Out Buildings (Codes)

| Code | Desc | Year Blt | Value | Units | Dims |
|------|------|----------|-------|-------|------|
| NONE |      |          |       |       |      |

## Land Breakdown

| Code | Desc          | Units               | Adjustments             | Eff Rate     | Land Value |
|------|---------------|---------------------|-------------------------|--------------|------------|
| 0000 | VAC RES (MKT) | 1.000 LT (0.955 AC) | 1.0000/1.0000 1.0000/ / | \$18,500 /LT | \$18,500   |

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