

# Columbia County Property Appraiser

CAMA updated: 8/2/2012

**2011 Tax Year**

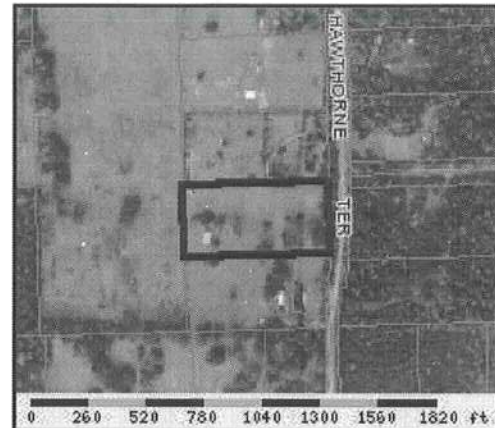
Parcel: 35-6S-16-04070-012

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## Owner & Property Info

<b>Owner's Name</b>	FERGUS SHAUN B		
<b>Mailing Address</b>	516 SW HAWTHORNE TERR FT WHITE, FL 32038		
<b>Site Address</b>	516 SW HAWTHORNE TER		
<b>Use Desc. (code)</b>	MOBILE HOM (000200)		
<b>Tax District</b>	3 (County)	<b>Neighborhood</b>	35616
<b>Land Area</b>	5.120 ACRES	<b>Market Area</b>	02
<b>Description</b>	NOTE: This description is not to be used as the Legal Description for this parcel in any legal transaction. N1/2 OF SE1/4 OF SW1/4 OF SE1/4. ORB 413-388, 804-1776, 899-1046, 926-2183, WD 1050-506.		

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## Property & Assessment Values

2011 Certified Values		
<b>Mkt Land Value</b>	cnt: (0)	\$33,912.00
<b>Ag Land Value</b>	cnt: (2)	\$0.00
<b>Building Value</b>	cnt: (1)	\$31,164.00
<b>XFOB Value</b>	cnt: (2)	\$1,656.00
<b>Total Appraised Value</b>		\$66,732.00
<b>Just Value</b>		\$66,732.00
<b>Class Value</b>		\$0.00
<b>Assessed Value</b>		\$66,732.00
<b>Exempt Value</b>	(code: HX)	\$41,732.00
<b>Total Taxable Value</b>	Cnty: \$25,000 Other: \$25,000   Schl: \$41,732	

## 2012 Working Values

### NOTE:

2012 Working Values are NOT certified values and therefore are subject to change before being finalized for ad valorem assessment purposes.

[Show Working Values](#)

## Sales History

[Show Similar Sales within 1/2 mile](#)

Sale Date	OR Book/Page	OR Code	Vacant / Improved	Qualified Sale	Sale RCode	Sale Price
6/24/2005	1050/506	WD	I	Q		\$105,000.00
5/31/2001	926/2183	WD	I	U	05	\$25,400.00
3/15/2000	899/1046	WD	V	Q		\$20,000.00
4/1/1995	804/1776	WD	V	Q		\$16,900.00

## Building Characteristics

Bldg Item	Bldg Desc	Year Blt	Ext. Walls	Heated S.F.	Actual S.F.	Bldg Value
1	SFR MANUF (000200)	1993	(31)	1512	1512	\$29,015.00
Note: All S.F. calculations are based on exterior building dimensions.						

## Extra Features & Out Buildings

Code	Desc	Year Blt	Value	Units	Dims	Condition (% Good)
0081	DECKING WI	2000	\$1,056.00	0000176.000	11 x 16 x 0	(000.00)
0296	SHED METAL	2000	\$600.00	0000120.000	10 x 12 x 0	(000.00)

**Land Breakdown**

Lnd Code	Desc	Units	Adjustments	Eff Rate	Lnd Value
000200	MBL HM (MKT)	5.12 AC	1.00/1.00/1.00/1.00	\$5,609.66	\$28,721.00
009945	WELL/SEPT (MKT)	1 UT - (0000000.000AC)	1.00/1.00/1.00/1.00	\$2,000.00	\$2,000.00

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**DISCLAIMER**

This information was derived from data which was compiled by the Columbia County Property Appraiser Office solely for the governmental purpose of property assessment. This information should not be relied upon by anyone as a determination of the ownership of property or market value. No warranties, expressed or implied, are provided for the accuracy of the data herein, its use, or its interpretation. Although it is periodically updated, this information may not reflect the data currently on file in the Property Appraiser's office. The assessed values are NOT certified values and therefore are subject to change before being finalized for ad valorem assessment purposes.