

## Columbia County Property Appraiser

Jeff Hampton

2025 Working Values  
updated: 10/17/2024

Parcel: &lt;&lt; 14-4S-15-00367-154 (1378) &gt;&gt;

## Owner &amp; Property Info

Result: 1 of 1

Owner	POIRIER CHARLES R POIRIER KATHARINE E 448 SW WEIRSDALE PL LAKE CITY, FL 32024		
Site	448 SW WEIRSDALE PL, LAKE CITY		
Description*	LOT 4 BLK B PINEMOUNT HEIGHTS S/D. ORB 1001-469.		
Area	5.01 AC	S/T/R	14-4S-15
Use Code**	SINGLE FAMILY (0100)	Tax District	3

\*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 &amp; Zoning office for specific zoning information.

## Property &amp; Assessment Values

2024 Certified Values		2025 Working Values	
Mkt Land	\$40,000	Mkt Land	\$40,000
Ag Land	\$0	Ag Land	\$0
Building	\$188,848	Building	\$188,848
XFOB	\$31,000	XFOB	\$31,000
Just	\$259,848	Just	\$259,848
Class	\$0	Class	\$0
Appraised	\$259,848	Appraised	\$259,848
SOH/10% Cap	\$84,583	SOH/10% Cap	\$79,325
Assessed	\$175,265	Assessed	\$180,523
Exempt HX HB	\$50,000	Exempt HX HB	\$50,000
Total Taxable	county:\$125,265 city:\$0 other:\$0 school:\$150,265	Total Taxable	county:\$130,523 city:\$0 other:\$0 school:\$155,523

NOTE: Property ownership changes can cause the Assessed value of the property to reset to full Market value, which could result in higher property taxes.

## Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
11/21/2003	\$129,900	1001 / 469	WD	I	Q	

## Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1996	1911	2406	\$188,848

\*Tulco 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 &amp; Out Buildings

Code	Desc	Year Blt	Value	Units	Dims
0166	CONC.PAVMT	1996	\$2,626.00	1313.00	0 x 0
0180	FPLC 1STRY	1996	\$2,000.00	1.00	0 x 0
0166	CONC.PAVMT	2008	\$3,750.00	1250.00	0 x 0
0280	POOL R/CON	2008	\$15,288.00	336.00	0 x 0
0282	POOL ENCL	2008	\$6,336.00	1056.00	24 x 44
0294	SHED WOOD/VINYL	2013	\$1,000.00	1.00	0 x 0

## Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (5.010 AC)	1.0000/1.0000 1.0000/ /	\$40,000 /LT	\$40,000

Search Result: 1 of 1

Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales

