

Columbia County Property Appraiser

Jeff Hampton

2024 Working Values
updated: 2/15/2024

Parcel: 03-4S-16-02732-543 (11437) >>

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Owner & Property Info

Owner	CLEMONS MALINDA T 684 SW WHITETAIL CIR LAKE CITY, FL 32024		
Site	684 SW WHITETAIL CIR, LAKE CITY		
Description*	LOT 43 DEER CREEK S/D PHASE 2. 626-272, 889-2443, CT 1180-1784, WD 1186-2571, WD 1195-2166, DC 1506-390,		
Area	0.338 AC	S/T/R	03-4S-16
Use Code**	MOBILE HOME (0200)	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

2023 Certified Values		2024 Working Values	
Mkt Land	\$22,500	Mkt Land	\$22,500
Ag Land	\$0	Ag Land	\$0
Building	\$108,942	Building	\$108,942
XFOB	\$6,224	XFOB	\$11,924
Just	\$137,666	Just	\$143,366
Class	\$0	Class	\$0
Appraised	\$137,666	Appraised	\$143,366
SOH Cap [?]	\$66,649	SOH Cap [?]	\$64,518
Assessed	\$71,017	Assessed	\$78,848
Exempt	\$46,017	Exempt	\$50,000
Total Taxable	county:\$25,000 city:\$0 other:\$0 school:\$46,017	Total Taxable	county:\$28,848 city:\$0 other:\$0 school:\$53,848

Aerial Viewer Pictometry Google Maps
2023 2022 2019 2016 2013 Sales



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
5/13/2010	\$95,300	1195/2166	WD	I	Q	01
12/29/2009	\$57,000	1186/2571	WD	I	U	12
8/26/2009	\$100	1180/1784	CT	I	U	18
10/12/1999	\$98,000	0889/2443	WD	I	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	MANUF 1 (0201)	1999	1876	2040	\$108,942

*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
0190	FPLC PF	1999	\$1,200.00	1.00	0 x 0
0166	CONC,PAVMT	1999	\$1,605.00	1070.00	0 x 0
0296	SHED METAL	2007	\$2,419.00	288.00	12 x 24
0296	SHED METAL	2014	\$300.00	1.00	0 x 0
0169	FENCE/WOOD	2017	\$200.00	1.00	0 x 0
0070	CARPORT UF	2017	\$500.00	1.00	0 x 0
0104	GENERATOR PERM	2023	\$5,700.00	1.00	x

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0200	MBL HM (MKT)	1.000 LT (0.338 AC)	1.0000/1.0000 1.0000/ /	\$22,500 /LT	\$22,500

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