

## Columbia County Property Appraiser

Jeff Hampton

2024 Working Values

updated: 8/15/2024

Parcel: &lt;&lt; 28-4S-16-03220-102 (46224) &gt;&gt;

## Owner &amp; Property Info

Result: 1 of 1

Owner	LORD GERALD & HOPE LORD REVOCABLE TRUST 190 SW DUSK GLN LAKE CITY, FL 32024		
Site	190 SW DUSK GLN, LAKE CITY		
Description*	(AKA PRCL B DESC AS): COMM NW COR OF SE1/4 OF SW1/4, S 60 FT, RUN E ALONG S R/W OF SW DUSK GLN (60-FT PROPOSED PUBLIC RD), 354.78 FT FOR POB, CONT E 354.98 FT, S 613.41 FT, W 354.98 FT, N 613.75 FT TO POB & COMM NW COR OF SE1/4 OF SW1/4, S 60 FT TO S R/W ...more>>>		
Area	9.95 AC	S/T/R	28-4S-16
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 & Zoning office for specific zoning information.

## Property &amp; Assessment Values

2023 Certified Values		2024 Working Values	
Mkt Land	\$9,000	Mkt Land	\$9,000
Ag Land	\$3,157	Ag Land	\$3,157
Building	\$394,661	Building	\$426,919
XFOB	\$9,480	XFOB	\$9,480
Just	\$493,691	Just	\$525,949
Class	\$416,298	Class	\$448,556
Appraised	\$416,298	Appraised	\$448,556
SOH/10% Cap	\$240,854	SOH/10% Cap	\$267,943
Assessed	\$175,444	Assessed	\$180,613
Exempt	HX HB DX \$55,000	Exempt	HX HB DX \$55,000
Total Taxable	county:\$120,444 city:\$0 other:\$0 school:\$145,444	Total Taxable	county:\$125,613 city:\$0 other:\$0 school:\$150,613

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.

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
6/14/2023	\$45,000	1492 / 2274	WD	V	Q	04
4/28/2017	\$370,000	1336 / 325	WD	I	Q	01
4/25/2013	\$50,000	1253 / 2219	WD	V	Q	03
3/15/1996	\$67,000	819 / 406	WD	V	U	03

## Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2013	2852	4577	\$426,919

\*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 &amp; Out Buildings

Code	Desc	Year Blt	Value	Units	Dims
0190	FPLC PF	2013	\$1,200.00	1.00	0 x 0
0166	CONC,PAVMT	2013	\$2,280.00	1140.00	0 x 0
0031	BARN,MT AE	2019	\$5,000.00	1.00	26 x 30
0169	FENCE/WOOD	2019	\$1,000.00	1.00	0 x 0

## Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 AC	1.0000/1.0000 1.0000/ /	\$9,000 /AC	\$9,000
5500	TIMBER 2 (AG)	4.000 AC	1.0000/1.0000 1.0000/ /	\$449 /AC	\$1,796
6200	PASTURE 3 (AG)	4.950 AC	1.0000/1.0000 1.0000/ /	\$275 /AC	\$1,361
9910	MKT.VAL.AG (MKT)	8.950 AC	1.0000/1.0000 1.0000/ /	\$9,000 /AC	\$80,550

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