

Columbia County Property Appraiser

Jeff Hampton

2021 Working Values

updated: 6/3/2021

Parcel: << **25-3S-15-00210-001 (659)** >>

Owner & Property Info

Result: 1 of 1

Owner	CCF PROPERTIES LLC 11169 CEDAR CREEK FARMS ROAD GLEN ST MARY, FL 32040		
Site	125 ENDEAVOR CT, LAKE CITY		
Description*	COMM NW COR OF SE1/4 OF NW1/4, RUN S 307.4 FT TO S R/W US-90, RUN E ALONG R/W 820.85 FT FOR POB, RUN S 420 FT, E 205 FT, N 420 FT, W 205 FT TO POB. (MOBILE HOME PARK) 553-442, 784-482, 847-1295, 918-1632, QC 1137-2169, WD 1253-1174, QC 1302-2163, WD 1363-8 ...more>>>		
Area	1.97 AC	S/T/R	25-3S-15
Use Code**	MH PARK (2802)	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 & Assessment Values

2020 Certified Values		2021 Working Values	
Mkt Land	\$23,563	Mkt Land	\$23,738
Ag Land	\$0	Ag Land	\$0
Building	\$45,006	Building	\$45,871
XFOB	\$19,050	XFOB	\$19,050
Just	\$87,619	Just	\$88,659
Class	\$0	Class	\$0
Appraised	\$87,619	Appraised	\$88,659
SOH Cap [?]	\$0	SOH Cap [?]	\$0
Assessed	\$87,619	Assessed	\$88,659
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$87,619	Total Taxable	county:\$88,659
	city:\$87,619		city:\$0
	other:\$87,619		other:\$0
	school:\$87,619		school:\$88,659



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
6/25/2018	\$65,000	1363/0842	WD	I	Q	01
10/16/2015	\$100	1302/2163	QC	I	U	11
4/22/2013	\$100	1253/1174	WD	I	U	11
1/23/2001	\$70,000	0918/1632	WD	I	Q	
8/29/1997	\$48,000	0847/1295	WD	I	Q	
12/21/1993	\$0	0784/0482	WD	I	U	03
12/1/1984	\$32,000	0553/0442	WD	I	U	01
10/1/1980	\$6,000	0457/0264	03	I	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	MOBILE HME (0800)	1975	744	896	\$5,325
Sketch	MOBILE HME (0800)	1975	660	981	\$5,675
Sketch	MOBILE HME (0800)	1978	840	1096	\$6,517
Sketch	MANUF 1 (0200)	2001	1216	1216	\$28,354

*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
0259	MHP HOOKUP	0	\$17,200.00	4.00	0 x 0
0294	SHED WOOD/VINYL	0	\$200.00	1.00	6 x 8
0060	CARPORT F	2013	\$750.00	1.00	0 x 0
0040	BARN,POLE	2019	\$400.00	1.00	0 x 0
0081	DECKING WITH RAILS	2019	\$200.00	1.00	0 x 0
0081	DECKING WITH RAILS	2019	\$300.00	1.00	0 x 0

▼ **Land Breakdown**

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0210	TRLR PARK (MKT)	1.970 AC	1.0000/1.0000 1.0000/ /	\$10,400 /AC	\$20,488
9945	WELL/SEPT (MKT)	1.000 UT (0.000 AC)	1.0000/1.0000 1.0000/ /	\$3,250 /UT	\$3,250

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