

Parcel: << 12-5S-16-03601-000 (17622) >>

Owner & Property Info

Result: 1 of 1

Owner	CHAUVIN-DUCHESNE RILEY R CHAUVIN-DUCHESNE SHANNAN M 6816 REDTAIL HAWK WAY KNOXVILLE, TN 37921		
Site	362 SW LITTLE RD, LAKE CITY		
Description*	COMM NW COR OF NE1/4 OF NE1/4, E 532.20 FT FOR POB, CONT E 325.33 FT, S 466.41 FT, E 443.77 FT TO W R/W OF LITTLE RD, S 460.47 FT, W 634.90 FT, N 198.01 FT, N 739.11 FT TO POB. 377-29, 802-378, 826-1026, 885-1725, WD 1444-887		
Area	10.07 AC	S/T/R	12-5S-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 & Assessment Values

2024 Certified Values		2025 Working Values	
Mkt Land	\$75,525	Mkt Land	\$90,630
Ag Land	\$0	Ag Land	\$0
Building	\$232,798	Building	\$245,278
XFOB	\$26,081	XFOB	\$26,081
Just	\$334,404	Just	\$361,989
Class	\$0	Class	\$0
Appraised	\$334,404	Appraised	\$361,989
SOH/10% Cap	\$0	SOH/10% Cap	\$0
Assessed	\$334,404	Assessed	\$361,989
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$334,404 city:\$0 other:\$0 school:\$334,404	Total Taxable	county:\$361,989 city:\$0 other:\$0 school:\$361,989

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
8/4/2021	\$330,000	1444 / 887	WD	I	Q	01
8/2/1999	\$92,000	885 / 1725	WD	I	Q	
8/12/1996	\$0	826 / 1026	WD	I	Q	02
12/30/1994	\$0	802 / 378	WD	I	Q	02

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1971	1764	2716	\$245,278

*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

Code	Desc	Year Blt	Value	Units	Dims
0166	CONC.PAVMT	0	\$5,000.00	1.00	0 x 0
0080	DECKING	1993	\$384.00	192.00	12 x 16
0296	SHED METAL	1993	\$450.00	120.00	10 x 12
0040	BARN,POLE	1993	\$12,240.00	1224.00	34 x 36
0169	FENCE/WOOD	2009	\$1,000.00	1.00	0 x 0
0166	CONC.PAVMT	2009	\$7,007.00	3114.00	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
0000	VAC RES (MKT)	9.070 AC	1.0000/1.0000 1.0000/ /	\$9,000 /AC	\$81,630

