

Columbia County Property Appraiser

Jeff Hampton

2025 Working Values

updated: 2/13/2025

Parcel: << 15-4S-16-03015-000 (13770) >>

Owner & Property Info

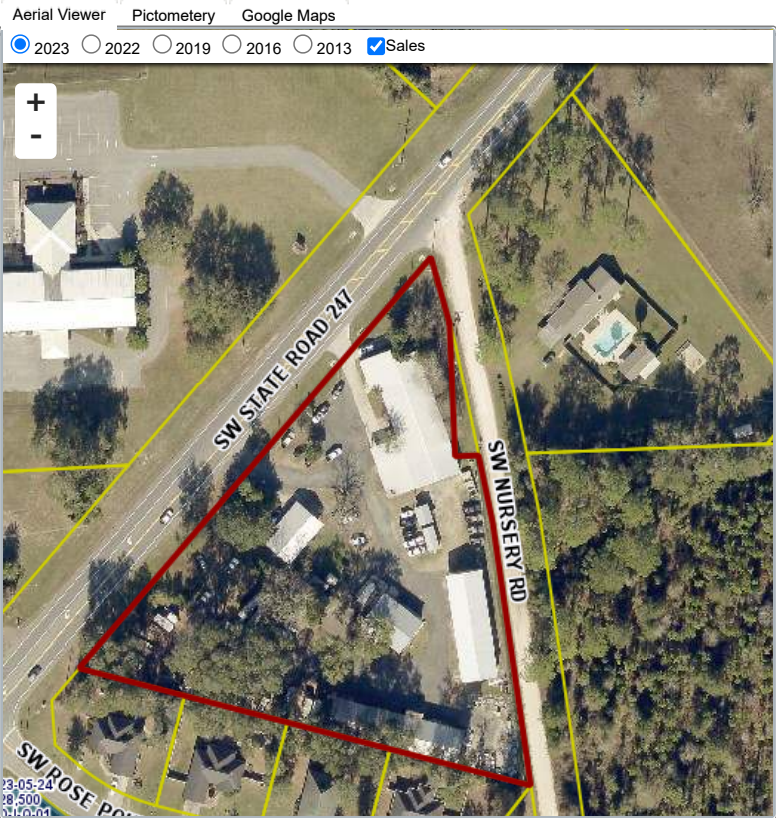
Owner	CREAMER LINDA M BROWN AMY M P O BOX 1625 LAKE CITY, FL 32056		
Site	3309 SW STATE ROAD 247, LAKE CITY		
Description*	BEG NE COR OF SE1/4 OF NW1/4, RUN E 17.03 FT TO W R/W OF SW NURSERY RD, SE ALONG R/W 355.81 FT, NW 486.74 FT TO SE R/W OF BRANFORD HWY, NE ALONG R/W 530.28 FT, S 201.62 FT TO POB. 557-715, 1047-726, PR 1327-1341, PR 1341-2454,		
Area	3.25 AC	S/T/R	15-4S-16
Use Code**	SFRES/OFFICE (0117)	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	\$26,000	Mkt Land	\$26,000
Ag Land	\$0	Ag Land	\$0
Building	\$226,567	Building	\$226,567
XFOB	\$25,659	XFOB	\$25,659
Just	\$278,226	Just	\$278,226
Class	\$0	Class	\$0
Appraised	\$278,226	Appraised	\$278,226
SOH/10% Cap	\$15,668	SOH/10% Cap	\$0
Assessed	\$278,226	Assessed	\$278,226
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$262,558 city:\$0 other:\$0 school:\$278,226	Total Taxable	county:\$278,226 city:\$0 other:\$0 school:\$278,226

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
8/2/2017	\$0	1341 / 2454	PR	I	U	11
12/2/2016	\$0	1327 / 1341	PR	I	U	11
5/25/2005	\$100	1047 / 726	QC	V	Q	01
10/1/1978	\$31,300	420 / 565	03	I	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1969	1189	1665	\$105,483
Sketch	PREF M B A (8700)	1979	7816	8428	\$121,084

\*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	\$750.00	1.00	0 x 0
0294	SHED WOOD/VINYL	2002	\$1,008.00	192.00	12 x 16
0040	BARN,POLE	2002	\$3,024.00	1728.00	48 x 36
0294	SHED WOOD/VINYL	2002	\$1,733.00	462.00	22 x 21
0294	SHED WOOD/VINYL	2002	\$1,980.00	528.00	22 x 24
0252	LEAN-TO W/O FLOOR	2002	\$140.00	140.00	10 x 14
0040	BARN,POLE	2006	\$10,584.00	3528.00	0 x 0
0140	CLFENCE 6	2006	\$3,920.00	980.00	0 x 0
0166	CONC,PAVMT	2006	\$2,520.00	1008.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0111	SFR/COMMERCIAL (MKT)	3.250 AC	1.0000/1.0000 1.0000/ /	\$8,000 /AC	\$26,000

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