

## Columbia County Property Appraiser

Jeff Hampton

Parcel: &lt;&lt; 20-4S-17-08606-013 (31966) &gt;&gt;

2026 Working Values

updated: 11/13/2025

## Owner &amp; Property Info

Result: 1 of 1

Owner	GRADY SHAWN GRADY BETH E 182 SW AMISTAD GLN LAKE CITY, FL 32025		
Site	182 SW AMISTAD GLN, LAKE CITY		
Description*	COMM SW COR OF SE1/4 OF NW1/4, RUN N 531.32 FT, E 738.76 FT FOR POB, CONTE 184.5 FT, N 236.17 FT, W 184.5 FT, S 236.07 FT TO POB. 429-579, WD 588-342, WD 1259-1184, WD 1508-679	S/T/R	20-4S-17
Area	1 AC	Tax District	2
Use Code**	SINGLE FAMILY (0100)		

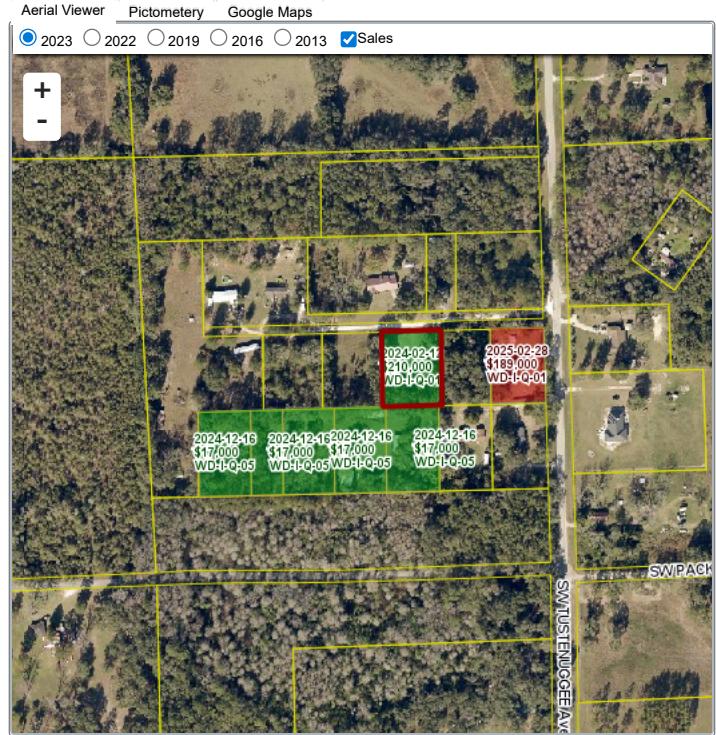
\*The Description above is not to be used as the Legal Description for this parcel in any legal transaction.

\*\*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 &amp; Zoning office for specific zoning information.

## Property &amp; Assessment Values

2025 Certified Values		2026 Working Values	
Mkt Land	\$13,000	Mkt Land	\$14,000
Ag Land	\$0	Ag Land	\$0
Building	\$169,961	Building	\$181,290
XFOB	\$2,059	XFOB	\$2,059
Just	\$185,020	Just	\$197,349
Class	\$0	Class	\$0
Appraised	\$185,020	Appraised	\$197,349
SOH/10% Cap	\$0	SOH/10% Cap	\$107,423
Assessed	\$185,020	Assessed	\$89,926
Exempt	\$0	Exempt	HX HB \$50,722
Total Taxable	county:\$185,020 city:\$0 other:\$0	Total Taxable	county:\$39,204 city:\$0 other:\$0 school:\$64,926

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
2/12/2024	\$210,000	1508 / 679	WD	I	Q	01
8/1/2013	\$100,000	1259 / 1184	WD	I	Q	01

## Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1983	2330	3186	\$181,290

\*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	0	\$1,200.00	1.00	0 x 0
0294	SHED WOOD/VINYL	0	\$559.00	484.00	22 x 22
0166	CONC,PAVMT	1993	\$300.00	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/ /	\$14,000 /AC	\$14,000

Search Result: 1 of 1

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