

Columbia County Property Appraiser

Jeff Hampton

2020 Preliminary Certified

updated: 10/9/2020

Retrieve Tax Record

2020 TRIM (pdf)

Property Card

Parcel List Generator

Show on GIS Map

Print

Parcel: << 30-7S-17-10058-611 >>

Aerial Viewer Pictometry Google Maps

Owner & Property Info

Result: 1 of 1

Owner	RIX JUSTIN 553 SW MAGNOLIA LN FORT WHITE, FL 32038		
Site	553 MAGNOLIA LN, FORT WHITE		
Description*	LOT 21 SANTA FE RIVER PLANTATIONS REPLAT OF LOT 46. ORB 441-211, 897-1262, WD 1018-2215. WD 1122-728.		
Area	2.12 AC	S/T/R	30-7S-17
Use Code**	SINGLE FAM (000100)	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

2019 Certified Values		2020 Preliminary Certified	
Mkt Land (1)	\$23,320	Mkt Land (1)	\$26,500
Ag Land (0)	\$0	Ag Land (0)	\$0
Building (1)	\$201,703	Building (1)	\$216,128
XFOB (3)	\$4,864	XFOB (3)	\$4,864
Just	\$229,887	Just	\$247,492
Class	\$0	Class	\$0
Appraised	\$229,887	Appraised	\$247,492
SOH Cap [?]	\$16,123	SOH Cap [?]	\$28,811
Assessed	\$213,764	Assessed	\$218,681
Exempt	HX H3 \$50,000	Exempt	HX H3 \$50,000
Total Taxable	county:\$163,764 city:\$163,764 other:\$163,764 school:\$188,764	Total Taxable	county:\$168,681 city:\$168,681 other:\$168,681 school:\$193,681



Sales History

Show Similar Sales within 1/2 mile

Fill out Sales Questionnaire

Sale Date	Sale Price	Book/Page	Deed	V/I	Quality (Codes)	RCode
6/15/2007	\$360,000	1122/0728	WD	I	Q	
6/18/2004	\$237,000	1018/2215	WD	I	Q	
3/19/1999	\$12,300	897/1262	WD	V	U	01

Building Characteristics

Bldg Sketch	Bldg Item	Bldg Desc*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	1	SINGLE FAM (000100)	2000	2571	3545	\$216,128

*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	Condition (% Good)
0180	FPLC 1STRY	2000	\$2,000.00	1.000	0 x 0 x 0	(000.00)
0166	CONC.PAVMT	2000	\$2,564.00	1282.000	0 x 0 x 0	(000.00)