

Columbia County Property Appraiser

Jeff Hampton

2025 Working Values

updated: 1/23/2025

Parcel: << **21-4S-17-08644-000 (32125)** >>

Owner & Property Info

Result: 1 of 1

Owner	KEEN KENNETH F 295 NW COMMON LP SUITE 115-123 LAKE CITY, FL 32055		
Site	173 SW ALMOND GLN, LAKE CITY		
Description*	COMM NW COR OF SW1/4, RUN E 708.6 FT TO W R/W US-41, RUN S 33 DEG E ALONG R/W 210 FT FOR POB, CONT ALONG R/W 52 FT, SWLY 36.24 FT, S 56 DEG W 107.28 FT, S 20 DEG W 16.93 FT, S 56 DEG W 286.66 FT, N 33 DEG W 85 FT, N 56 DEG E 435 FT TO POB. 647-799, 756- ...more>>>		
Area	0.689 AC	S/T/R	21-4S-17
Use Code**	SFRES/MOBILE HOME (0102)	Tax District	2

*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	\$20,984	Mkt Land	\$20,984
Ag Land	\$0	Ag Land	\$0
Building	\$103,621	Building	\$103,621
XFOB	\$10,600	XFOB	\$10,600
Just	\$135,205	Just	\$135,205
Class	\$0	Class	\$0
Appraised	\$135,205	Appraised	\$135,205
SOH/10% Cap	\$10,212	SOH/10% Cap	\$0
Assessed	\$135,205	Assessed	\$135,205
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$124,993 city:\$0 other:\$0 school:\$135,205	Total Taxable	county:\$135,205 city:\$0 other:\$0 school:\$135,205

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.

Aerial Viewer Pictometry Google Maps

☒ 2023 ☐ 2022 ☐ 2019 ☐ 2016 ☐ 2013 ☒ Sales



▼ Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
5/20/2015	\$165,000	1294 / 2449	WD	I	U	37
6/10/2008	\$100	1152 / 309	WD	I	Q	01
4/22/2008	\$100	1148 / 1570	WD	I	Q	01
12/14/2006	\$140,000	1108 / 1846	WD	I	Q	
3/13/2006	\$140,000	1079 / 1937	WD	I	Q	01
5/14/2002	\$35,000	953 / 1460	WD	I	Q	
11/30/2001	\$65,700	941 / 203	WD	I	Q	
9/4/1996	\$0	827 / 1550	WD	I	Q	02
7/10/1992	\$50,000	762 / 716	WD	I	Q	

2/25/1992	\$0	756 / 2443	WD	I	Q	02
3/14/1988	\$71,300	647 / 799	WD	I	Q	
11/1/1986	\$81,000	613 / 666	WD	I	Q	01
2/1/1986	\$68,000	585 / 251	WD	I	Q	01

▼ Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1955	960	1827	\$68,474
Sketch	MOBILE HME (0800)	1974	1248	2072	\$35,147

*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
0296	SHED METAL	2017	\$3,200.00	1.00	0 x 0
0252	LEAN-TO W/O FLOOR	2017	\$200.00	1.00	0 x 0
0252	LEAN-TO W/O FLOOR	2017	\$200.00	1.00	0 x 0
9945	Well/Sept		\$7,000.00	1.00	0 x 0

▼ Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
1100	STORE 1FLR (MKT)	6,098.000 SF (0.139 AC)	1.0000/1.0000 1.0000/ /	\$2 /SF	\$10,672
0200	MBL HM (MKT)	0.550 AC	1.0000/1.0000 1.0000/1.2500000 /	\$18,750 /AC	\$10,312

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by: [GrizzlyLogic.com](https://grizzlylogic.com)

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