

Columbia County Property Appraiser
Jeff Hampton

2025 Working Values
updated: 5/15/2025

Parcel: << 30-7S-17-10068-001 (37855) >>

Owner & Property Info

Result: 6 of 42

Owner	KNUTH LAURIE TRAINA KNUTH JOHN L 193 SW CR 138 FORT WHITE, FL 32038		
Site	193 SW COUNTY ROAD 138, FORT WHITE		
Description*	LOT 1 SASSAFRAS ACRES S/D. ORB 687-354, DC DAVID TRAINA 1057-155 & WD 1226-2387		
Area	1.27 AC	S/T/R	30-7S-17
Use Code**	MOBILE HOME (0200)	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	\$12,700	Mkt Land	\$17,780
Ag Land	\$0	Ag Land	\$0
Building	\$123,114	Building	\$133,028
XFOB	\$7,700	XFOB	\$7,700
Just	\$143,514	Just	\$158,508
Class	\$0	Class	\$0
Appraised	\$143,514	Appraised	\$158,508
SOH/10% Cap	\$68,111	SOH/10% Cap	\$80,918
Assessed	\$75,403	Assessed	\$77,590
Exempt	HX HB \$50,000	Exempt	HX HB \$50,722
Total Taxable	county:\$25,403 city:\$0 other:\$0 school:\$50,403	Total Taxable	county:\$26,868 city:\$0 other:\$0 school:\$52,590

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
12/9/2011	\$100	1226 / 2387	WD	I	U	16
5/1/1986	\$8,000	596 / 483	WD	I	Q	01
4/1/1984	\$18,000	536 / 197	WD	I	Q	
6/1/1976	\$5,700	422 / 271	03	I	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	MANUF 1 (0201)	2003	2052	2532	\$133,028

*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	0	\$200.00	1.00	0 x 0
0294	SHED WOOD/VINYL	2013	\$500.00	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
0200	MBL HM (MKT)	1.270 AC	1.0000/1.0000 1.0000/ /	\$14,000 /AC	\$17,780

Search Result: 6 of 42

© Columbia County Property Appraiser | Jeff Hampton | Lake City, Florida | 386-758-1083

by: GrizzlyLogic.com

The information presented on this website was derived from data which was compiled by the Columbia County Property Appraiser solely for the governmental purpose of property assessment. This information should not be relied upon by anyone as a determination of the ownership of property or market value. The GIS Map image is not a survey and shall not be used in a Title Search or any official capacity. No warranties, expressed or implied, are provided for the accuracy of the data herein, its use, or its interpretation. This website was last updated: 5/15/2025 and may not reflect the data currently on file at our office.

Aerial Viewer Pictometry Google Maps
2023 2022 2019 2016 2013 Sales

