

Columbia County Property Appraiser

Jeff Hampton

2020 Working Values

updated: 6/5/2020

Parcel: << **18-4S-17-08466-111** >>

Owner & Property Info

Result: 1 of 1

Owner	HANOVER RUARK & HOLLY 535 SW BRODERICK DR LAKE CITY, FL 32025		
Site	535 BRODERICK DR, LAKE CITY		
Description*	LOT 11 SADDLE OF THE SOUTH ESTATES S/D. ORB 751-2137, 784-1002, 817-1496, 846-243, 869-207, 893-795, WD 1027-1288 WD 1244-1082, CD 1288-1914, CORR CD 1289-198, WD 1411-704,		
Area	0 AC	S/T/R	18-4S-17
Use Code**	SINGLE FAM (000100)	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

2019 Certified Values		2020 Working Value	
Mkt Land (1)	\$14,996	Mkt Land (1)	\$14,996
Ag Land (0)	\$0	Ag Land (0)	\$0
Building (1)	\$115,975	Building (1)	\$115,975
XFOB (3)	\$5,921	XFOB (3)	\$5,921
Just	\$136,892	Just	\$136,892
Class	\$0	Class	\$0
Appraised	\$136,892	Appraised	\$136,892
SOH Cap [?]	\$8,113	SOH Cap [?]	\$8,113
Assessed	\$128,779	Assessed	\$128,779
Exempt	HX H3 \$50,000	Exempt	HX H3 \$50,000
Total Taxable	county:\$78,779 city:\$78,779 other:\$78,779 school:\$103,779	Total Taxable	county:\$78,779 city:\$78,779 other:\$78,779 school:\$103,779



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Quality (Codes)	RCode
5/6/2020	\$0	1411/0704	WD	I	U	11
2/10/2015	\$0	1289/0198	CD	I	U	11
12/1/2014	\$118,700	1288/1914	CD	I	U	40

11/7/2012	\$117,000	1244/1082	WD	I	U	38
9/30/2004	\$149,500	1027/1288	WD	I	Q	
5/6/2003	\$98,000	982/1803	WD	I	Q	
12/10/1999	\$96,000	893/0795	WD	I	Q	
11/12/1998	\$89,900	869/0207	WD	I	Q	
8/11/1997	\$80,600	846/0243	CT	I	U	01
2/14/1996	\$87,900	817/1496	WD	I	Q	
12/29/1993	\$10,000	784/1002	WD	V	Q	

▼ Building Characteristics

Bldg Sketch	Bldg Item	Bldg Desc*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	1	SINGLE FAM (000100)	1995	1762	2412	\$115,975

*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)
0166	CONC,PAVMT	1995	\$2,421.00	1614.000	0 x 0 x 0	(000.00)
0120	CLFENCE 4	1996	\$2,000.00	1.000	0 x 0 x 0	(000.00)
0296	SHED METAL	2013	\$1,500.00	1.000	0 x 0 x 0	(000.00)

▼ Land Breakdown

Land Code	Desc	Units	Adjustments	Eff Rate	Land Value
000100	SFR (MKT)	1.000 LT - (0.000 AC)	1.00/1.00 1.00/1.00	\$14,997	\$14,996

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