

Columbia County Property Appraiser

Jeff Hampton

2021 Working Values

updated: 4/1/2021

Parcel: << **15-4S-16-02987-010 (13632)** >>

Owner & Property Info

Result: 1 of 1

Owner	MCDUFFIE MARY ELLEN 200 SW CALLAHAN AVE LAKE CITY, FL 32024		
Site	200 CALLAHAN WAY, LAKE CITY		
Description*	BEG AT NE COR OF NW1/4 OF NE1/4, RUN S 289.47 FT, NW 427.31 FT TO N LINE OF SEC AT ITS INTERS WITH THE SE'LY R/W SR-247, RUN E 313.73 FT TO POB. AKA TRACT 8-B. ORB 374-377, 816-2484		
Area	0.83 AC	S/T/R	15-4S-16
Use Code**	MULTI-FAM <10 (0800)	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

2020 Certified Values		2021 Working Values	
Mkt Land	\$17,500	Mkt Land	\$17,500
Ag Land	\$0	Ag Land	\$0
Building	\$65,482	Building	\$65,576
XFOB	\$600	XFOB	\$600
Just	\$83,582	Just	\$83,676
Class	\$0	Class	\$0
Appraised	\$83,582	Appraised	\$83,676
SOH Cap [?]	\$2,302	SOH Cap [?]	\$1,807
Assessed	\$81,280	Assessed	\$81,869
Exempt	HX H3 \$25,000	Exempt	HX HB \$25,000
Total Taxable	county:\$56,280 city:\$56,280 other:\$56,280 school:\$56,280	Total Taxable	county:\$56,869 city:\$0 other:\$0 school:\$56,869



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
2/1/1996	\$50,000	0816/2484	WD	I	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	DUPLEX (2700)	1977	1722	2122	\$65,576

*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
0166	CONC,PAVMT	0	\$500.00	1.00	0 x 0
0285	SALVAGE	2014	\$100.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0800	MULTI-FAM (MKT)	0.415 AC	1.0000/1.0000 1.0000/ /	\$21,084 /AC	\$8,750

0800

MULTI-FAM (MKT)

0.415 AC

1.0000/1.0000 1.0000/ /

\$21,084 /AC

\$8,750

Search Result: 1 of 1

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