

Columbia County Property Appraiser

Jeff Hampton

2025 Working Values
updated: 9/26/2024

Parcel: << 03-4S-17-07570-083 (28144) >>

Owner & Property Info

Result: 1 of 1

Owner	KOSHENINA GAIL S KOSHENINA DANIEL F 112 SE FAYE LANE LAKE CITY, FL 32025		
Site	112 SE FAYE LN, LAKE CITY		
Description*	LOTS 9 & 10 SUZANNE S/D UNIT 3 ORB 507-479, LIFE EST 809-1, (DC GEORGE W FIELDING 885-1900 DIV 1071-411, QC 1260-2239.		
Area	0.96 AC	S/T/R	03-4S-17
Use Code**	MOBILE HOME (0200)	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	\$33,300	Mkt Land	\$33,300
Ag Land	\$0	Ag Land	\$0
Building	\$63,054	Building	\$63,054
XFOB	\$5,410	XFOB	\$5,410
Just	\$101,764	Just	\$101,764
Class	\$0	Class	\$0
Appraised	\$101,764	Appraised	\$101,764
SOH/10% Cap	\$51,198	SOH/10% Cap	\$49,681
Assessed	\$50,566	Assessed	\$52,083
Exempt	HX HB	Exempt	HX HB
Total	county:\$25,000 city:\$0	Total	county:\$25,000 city:\$0
Taxable	other:\$0 school:\$25,566	Taxable	other:\$0 school:\$27,083

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
8/28/2013	\$100	1260 / 2239	QC	I	U	11
8/8/1995	\$0	809 / 001	QC	I	Q	03
12/1/1982	\$12,800	507 / 479	WD	V	Q	01

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	MANUF 1 (0201)	1999	1026	1342	\$63,054

*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
0169	FENCE/WOOD	1999	\$1,500.00	1.00	0 x 0
0060	CARPORT F	1999	\$810.00	360.00	18 x 20
9947	Septic		\$3,000.00	1.00	0 x 0
0296	SHED METAL	2012	\$100.00	1.00	0 x 20

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0200	MBL HM (MKT)	2.000 LT (0.960 AC)	1.0000/1.0000 1.0000/1.9000000 /	\$16,650 /LT	\$33,300

Search Result: 1 of 1

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Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales

