

Columbia County Property Appraiser

Jeff Hampton

2024 Working Values
updated: 6/20/2024

Parcel: 30-4S-17-08898-106 (32831)

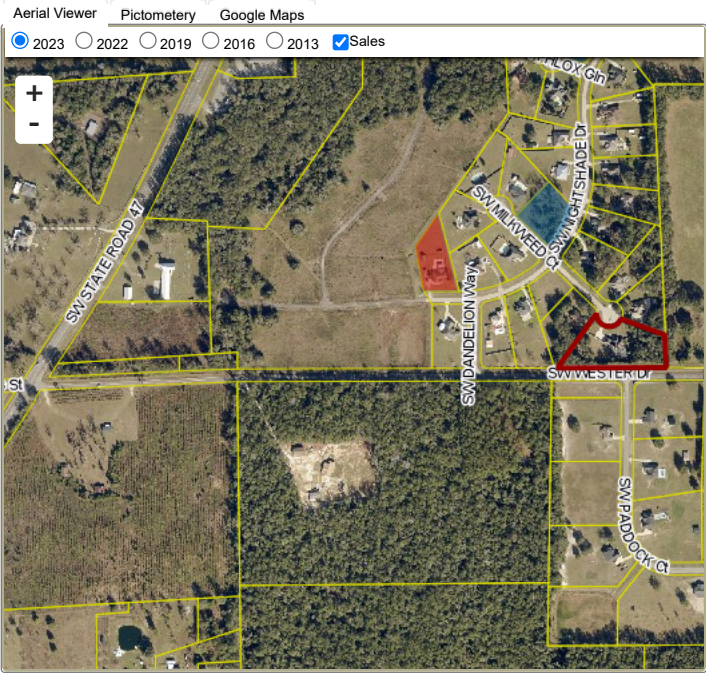
Owner & Property Info

Result: 1 of 1

Owner	PRESTON ERIC PRESTON RANDI 182 SW BROADLEAF CT LAKE CITY, FL 32024		
Site			
Description*	LOTS 5 & 6 WESTER WOODS PHSE 1. 990-2400, WD 1289-1955		
Area	2 AC	S/T/R	30-4S-17
Use Code**	SINGLE FAMILY (0100)	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

2023 Certified Values		2024 Working Values	
Mkt Land	\$50,400	Mkt Land	\$54,000
Ag Land	\$0	Ag Land	\$0
Building	\$397,134	Building	\$429,159
XFOB	\$38,730	XFOB	\$37,675
Just	\$486,264	Just	\$520,834
Class	\$0	Class	\$0
Appraised	\$486,264	Appraised	\$520,834
SOH Cap [?]	\$141,268	SOH Cap [?]	\$165,488
Assessed	\$344,996	Assessed	\$355,346
Exempt	HX HB \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$294,996 city:\$0 other:\$0 school:\$319,996	Total Taxable	county:\$305,346 city:\$0 other:\$0 school:\$330,346



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
2/20/2015	\$335,000	1289 / 1955	WD	I	Q	01
7/11/2003	\$47,800	990 / 2400	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2005	3608	4404	\$429,159
*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
0280	POOL R/CON	2005	\$14,251.00	377.00	13 x 29
0282	POOL ENCL	2005	\$8,127.00	1806.00	42 x 43
0031	BARN, MT AE	2005	\$6,912.00	576.00	24 x 24
0166	CONC, PAVMT	2005	\$8,185.00	3274.00	0 x 0
0169	FENCE/WOOD	2017	\$200.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	2.000 LT	1.0000/1.0000 1.0000/.9000000 /	\$27,000 /LT	\$54,000

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