Columbia County Property Appraiser

Jeff Hampton

Area

Parcel: << 27-3S-16-02318-003 (46415) >>>

Owner & Property Info RUSHMORE PROPERTIES, LLC Owner 175 NW AMENITY CT LAKE CITY, FL 32055 Site COMM SW COR OF SEC, N 2641.93 FT, E 25 FT TO E R/W OF TURNER RD & POB, CONT E 1339.96 FT, S 264.55 FT, W 1342.18 FT TO SAID E R/W OF TURNER RD, N 264.60 FT TO POB. 436-356, DC 653-176, 881-1722, WD 1398-2166, QC 1501-1135, WD 1501-1138 Description'

S/T/R

27-3S-16

VACANT (0000) Tax District 2 Use Code* *The <u>Description</u> above is not to be used as the Legal Description for this parcel in any legal transaction.
**The <u>Use Code</u> is a FL Dept. of Revenue (DDR) code and is not maintained by the Property Appraiser's office. Please contact your city or county Planning & Zoning office for specific zoning information.

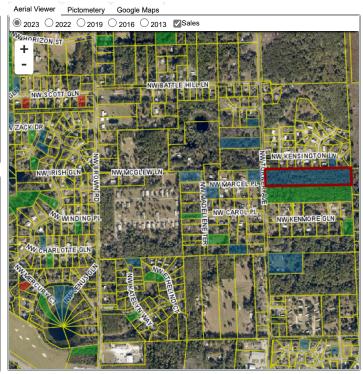
Property & Assessment Values

8.08 AC

2024	4 Certified Values	2025	Working Values
Mkt Land	\$80,800	Mkt Land	\$242,400
Ag Land	\$0	Ag Land	\$0
Building	\$0	Building	\$0
XFOB	\$0	XFOB	\$0
Just	\$80,800	Just	\$242,400
Class	\$0	Class	\$0
Appraised	\$80,800	Appraised	\$242,400
SOH/10% Cap	\$0	SOH/10% Cap	\$153,520
Assessed	\$80,800	Assessed	\$242,400
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$80,800 city:\$0 other:\$0 school:\$80,800		county:\$88,880 city:\$0 other:\$0 school:\$242,400

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.

2025 Working Values



▼ Sales History						
Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
10/17/2023	\$207,000	1501 / 1138	WD	V	Q	01
10/17/2023	\$100	1501 / 1135	QC	V	U	11

	,				
▼ Building Characteristics					
Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value

NONE

▼ Extra Features & Out Buildings

Code Desc		Year Blt	Value	Units	Dims		
NONE							

0000	VAC RES (MKT)	

▼ Land B	▼ Land Breakdown						
Code	Desc	Units	Adjustments	Eff Rate	Land Value		
0000	VAC RES (MKT)	8.080 AC	1.0000/1.0000 1.0000/ /	\$30,000 /AC	\$242,400		

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