

Columbia County Property Appraiser

Jeff Hampton

2022 Working Values

updated: 9/1/2022

Parcel: << **23-7S-16-04307-000 (22758)** >>

Owner & Property Info

Result: 1 of 2

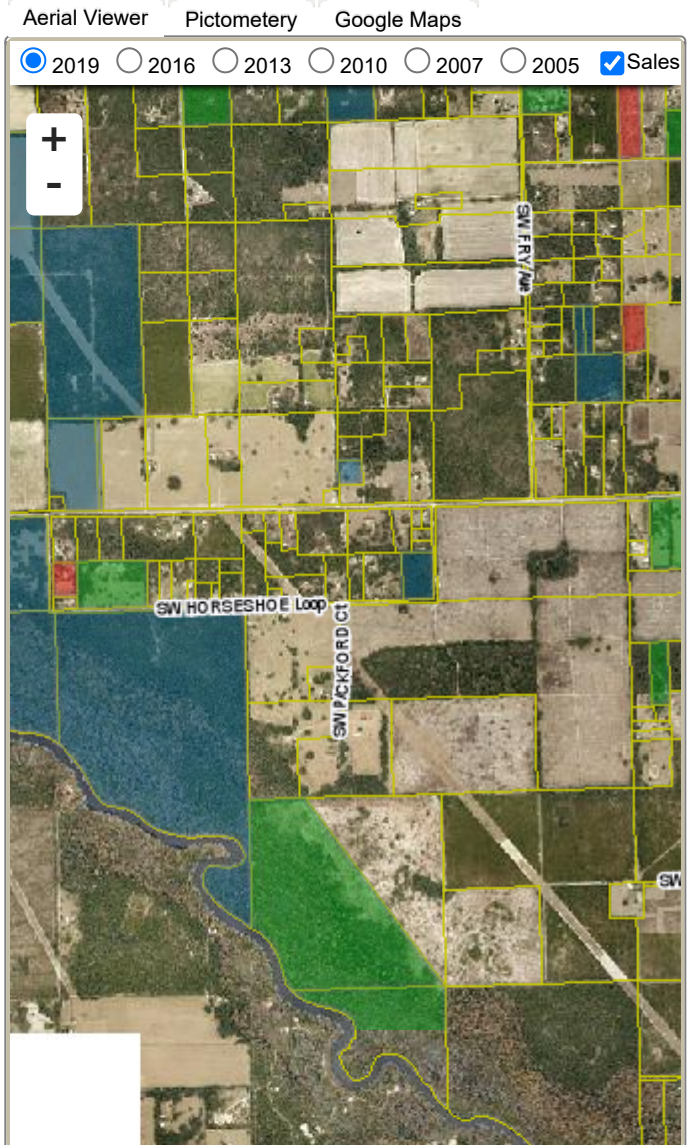
Owner	WOOD GEORGE LARRY 705 SW NORMANDY DR FORT WHITE, FL 32038		
Site	705 SW NORMANDY Dr, FORT WHITE 763 SW NORMANDY Dr		
Description*	N1/2 OF SE1/4 EX N 430 FT & EX S 215 FT OF N 645 FT & SW1/4 OF SE1/4 EX 4 AC IN SW COR & W1/2 OF SE1/4 OF SE1/4, EX RD & EX 10.01 AC MOL DESC ORB 956-1480. DC 1402-2454,		
Area	86.24 AC	S/T/R	23-7S-16
Use Code**	IMPROVED AG (5000)	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

2021 Certified Values		2022 Working Values	
Mkt Land	\$72,500	Mkt Land	\$78,300
Ag Land	\$15,259	Ag Land	\$16,284
Building	\$113,129	Building	\$135,287
XFOB	\$6,500	XFOB	\$6,500
Just	\$332,543	Just	\$374,635
Class	\$207,388	Class	\$236,371
Appraised	\$207,388	Appraised	\$236,371
SOH Cap [?]	\$32,406	SOH Cap [?]	\$55,572
Assessed	\$174,982	Assessed	\$180,799
Exempt	HX HB \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$124,982 city:\$0 other:\$0 school:\$149,982	Total Taxable	county:\$130,799 city:\$0 other:\$0 school:\$155,799



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
NONE						

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1976	2681	2969	\$135,287

*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
0190	FPLC PF	0	\$1,200.00	1.00	0 x 0
0020	BARN,FR	1993	\$2,500.00	1.00	0 x 0
0166	CONC,PAVMT	1994	\$2,000.00	1000.00	0 x 0
0294	SHED WOOD/VINYL	2010	\$600.00	1.00	0 x 0
0252	LEAN-TO W/O FLOOR	2010	\$100.00	1.00	0 x 0
0252	LEAN-TO W/O FLOOR	2010	\$100.00	1.00	0 x 0

▼ **Land Breakdown**

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 AC	1.0000/1.0000 1.0000/ /	\$2,700 /AC	\$2,700
9900	AC NON-AG (MKT)	28.000 AC	1.0000/1.0000 1.0000/ /	\$2,700 /AC	\$75,600
5600	TIMBER 3 (AG)	45.240 AC	1.0000/1.0000 1.0000/ /	\$287 /AC	\$12,984
6200	PASTURE 3 (AG)	12.000 AC	1.0000/1.0000 1.0000/ /	\$275 /AC	\$3,300
9910	MKT.VAL.AG (MKT)	57.240 AC	1.0000/1.0000 1.0000/ /	\$2,700 /AC	\$154,548

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