

Columbia County Property Appraiser

Jeff Hampton

2021 Working Values

updated: 6/10/2021

Parcel: << 18-4S-17-08447-000 (31448) >>

Aerial Viewer Pictometry Google Maps

2019 2016 2013 2010 2007 2005 Sales

Owner & Property Info			
Result: 1 of 1			
Owner	BEST DEVELOPMENT GROUP LLC 4938 WATERVISTA DR ORLANDO, FL 32821		
Site	181 SUSAN CIR, LAKE CITY		
Description*	BEG NW COR OF NE1/4 OF NW1/4, RUN S 198 FT, E 1982 FT TO SR-47, N 239.58 FT TO SEC LINE, W 2066 FT TO POB, AND COMM SW COR OF SEC 7, RUN E 1403.85 FT FOR POB, CONT E 1961.63 FT TO W R/W OF SR 47, N 25.83 FT, W 1967.06 FT, S 25.02 FT TO POB. EX 1.53 AC DESC ...more>>>		
Area	8.55 AC	S/T/R	18-4S-17
Use Code**	RV/MH PARK SMALL (2801)	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			
2020 Certified Values		2021 Working Values	
Mkt Land	\$167,409	Mkt Land	\$167,580
Ag Land	\$0	Ag Land	\$0
Building	\$267,916	Building	\$268,421
XFOB	\$121,675	XFOB	\$121,675
Just	\$557,000	Just	\$557,676
Class	\$0	Class	\$0
Appraised	\$557,000	Appraised	\$557,676
SOH Cap [?]	\$0	SOH Cap [?]	\$0
Assessed	\$557,000	Assessed	\$557,676
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$557,000 city:\$557,000 other:\$557,000 school:\$557,000	Total Taxable	county:\$557,676 city:\$0 other:\$0 school:\$557,676



▼ Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
6/30/2005	\$900,000	1050/2169	WD	I	Q	
6/10/2004	\$650,000	1018/0187	WD	I	Q	
4/3/2001	\$127,800	0923/2393	WD	I	U	03
7/29/1998	\$400,000	0863/0885	WD	I	U	02 (Multi-Parcel Sale) - show
5/29/1987	\$160,000	0624/0305	WD	I	Q	
9/1/1983	\$91,000	0519/0740	WD	I	U	01

▼ Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1955	1260	1476	\$37,621
Sketch	MOBILE HME (0800)	1973	732	732	\$6,843
Sketch	MOBILE HME (0800)	1981	672	672	\$5,383
Sketch	MOBILE HME (0800)	1972	672	672	\$6,282
Sketch	MOBILE HME (0800)	1996	720	720	\$7,554

Sketch	MOBILE HME (0800)	1998	784	784	\$10,515
Sketch	MOBILE HME (0800)	1973	672	672	\$6,282
Sketch	MOBILE HME (0800)	1970	672	672	\$6,340
Sketch	MOBILE HME (0800)	1968	732	732	\$6,906
Sketch	MOBILE HME (0800)	1969	672	672	\$6,282
Sketch	MOBILE HME (0800)	1994	644	644	\$6,134
Sketch	MOBILE HME (0800)	1985	784	784	\$7,468
Sketch	MOBILE HME (0800)	1973	672	672	\$6,401
Sketch	MOBILE HME (0800)	1984	770	770	\$7,198
Sketch	MOBILE HME (0800)	1965	624	624	\$5,833
Sketch	MOBILE HME (0800)	1972	732	732	\$6,972
Sketch	MOBILE HME (0800)	1972	1068	1068	\$10,173
Sketch	MOBILE HME (0800)	1980	1812	3680	\$24,876
Sketch	MOBILE HME (0800)	1979	728	728	\$6,805
Sketch	MOBILE HME (0800)	1980	576	576	\$5,384
Sketch	MOBILE HME (0800)	1972	672	672	\$6,282
Sketch	MOBILE HME (0800)	1983	784	784	\$7,468
Sketch	MOBILE HME (0800)	1985	924	924	\$8,801
Sketch	MOBILE HME (0800)	1986	644	644	\$6,134
Sketch	SINGLE FAM (0100)	1959	1064	1414	\$40,581
Sketch	MOBILE HME (0800)	1990	1064	1064	\$11,903

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
0259	MHP HOOKUP	0	\$116,100.00	27.00	0 x 0
0166	CONC,PAVMT	1993	\$75.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$75.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$75.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$75.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$75.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$75.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$75.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$75.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$75.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$75.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$75.00	1.00	0 x 0
0294	SHED WOOD/VINYL	1993	\$800.00	2.00	0 x 0
0210	GARAGE U	1993	\$600.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$2,500.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$75.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$75.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$75.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$75.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$75.00	1.00	0 x 0
0166	CONC,PAVMT	1993	\$75.00	1.00	0 x 0
0070	CARPORT UF	2017	\$400.00	1.00	0 x 0

▼ Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
2810	MH PARK (MKT)	7.300 AC	1.0000/1.0000 1.0000/ /	\$19,600 /AC	\$143,080
0102	SFR/MH (MKT)	1.000 AC	1.0000/1.0000 1.0000/ /	\$19,600 /AC	\$19,600

0100	SFR (MKT)	0.250 AC	1.0000/1.0000 1.0000/ /	\$19,600 /AC	\$4,900
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