

Columbia County Property Appraiser

Jeff Hampton

2024 Working Values

updated: 10/19/2023

Parcel: << 02-3S-16-01936-000 (6357) >>

Aerial Viewer Pictometry Google Maps

Owner & Property Info

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Owner	SOUTHERN STONE COMMUNICATIONS OF FLORIDA LLC 1410 LPGA BLVD STE 148 DAYTONA BEACH, FL 32117		
Site	5348 NW US HIGHWAY 41, LAKE CITY		
Description*	BEG SE COR OF NW1/4 OF SE1/4, RUN W 140 YDS, N 105 YDS, E 140 YDS, S 105 YDS TO POB, EX RD R/W. ALSO COMM SE COR OF SEC, RUN W 617.23 FT TO W R/W US-41, NW ALONG R/W 1599.65 FT, W 375.18 FT, N 314.79 FT FOR POB, RUN N 132.25 FT, E 189.77 FT, SE 152.76 FT, ...more>>>		
Area	3.15 AC	S/T/R	02-3S-16
Use Code**	UTILITIES (9100)	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

2023 Certified Values		2024 Working Values	
Mkt Land	\$25,200	Mkt Land	\$25,200
Ag Land	\$0	Ag Land	\$0
Building	\$48,499	Building	\$46,190
XFOB	\$1,200	XFOB	\$1,200
Just	\$74,899	Just	\$72,590
Class	\$0	Class	\$0
Appraised	\$74,899	Appraised	\$72,590
SOH Cap [?]	\$0	SOH Cap [?]	\$0
Assessed	\$74,899	Assessed	\$72,590
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$74,899 city:\$0 other:\$0 school:\$74,899	Total Taxable	county:\$72,590 city:\$0 other:\$0 school:\$72,590



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
1/1/2013	\$0	1248/1088	QC	I	U	11
2/15/2001	\$200,000	0922/1108	WD	I	U	03
6/5/2000	\$100,000	0903/1876	WD	I	U	03
12/22/1994	\$0	0800/0715	QC	V	U	01
5/20/1991	\$9,500	0746/1062	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	OFFICE LOW (4900)	1995	1140	1170	\$46,190

*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
0294	SHED WOOD/MNYL	1995	\$1,200.00	1.00	12 x 24

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
9105	TOWER SITE (MKT)	1.000 AC	1.0000/1.0000 1.0000/ /	\$8,000 /AC	\$8,000
9100	UTILITY (MKT)	2.150 AC	1.0000/1.0000 1.0000/ /	\$8,000 /AC	\$17,200

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