

Columbia County Property Appraiser

Jeff Hampton

2021 Working Values

updated: 2/25/2021

Parcel: << **11-3S-16-02063-001 (6833)** >>

Owner & Property Info

Result: 1 of 1

Owner	KINJAC CORPORATION THE P O BOX 157 MADISON, FL 32341-0157		
Site	P O BOX 157		
Description*	BEG SW COR OF NE1/4 OF NE1/4, RUN N 200.3 FT, NE 1175.6 FT TO W R/W US-41, SE ALONG R/W 430 FT, SW 170 FT, SE 389.53 FT TO R/W I-75, SW ALONG R/W 233.3 FT, NW 185.3 FT TO S LINE OF NE1/4 OF NE1/4, CONT W 1057.53 FT TO POB. ORB 306-373, 887-165,		
Area	14.24 AC	S/T/R	11-3S-16
Use Code**	VACANT COMMERCIAL (1000)	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

2020 Certified Values		2021 Working Values	
Mkt Land	\$161,004	Mkt Land	\$161,005
Ag Land	\$0	Ag Land	\$0
Building	\$0	Building	\$0
XFOB	\$0	XFOB	\$0
Just	\$161,004	Just	\$161,005
Class	\$0	Class	\$0
Appraised	\$161,004	Appraised	\$161,005
SOH Cap [?]	\$0	SOH Cap [?]	\$0
Assessed	\$161,004	Assessed	\$161,005
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$161,004 city:\$161,004 other:\$161,004 school:\$161,004	Total Taxable	county:\$161,005 city:\$0 other:\$0 school:\$161,005

Aerial Viewer Pictometry Google Maps

☒ 2019 ☐ 2016 ☐ 2013 ☐ 2010 ☐ 2007 ☐ 2005 ☐ Sales



▼ Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
8/31/1999	\$125,000	0887/1565	WD	V	Q	

▼ Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
NONE					

▼ Extra Features & Out Buildings (Codes)

Code	Desc	Year Blt	Value	Units	Dims
NONE					

▼ Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
1000	VACANT COMMERCIAL (MKT)	14.240 AC	1.0000/1.0000 1.0000/.6500000 /	\$11,307 /AC	\$161,005

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2021 Working Values

updated: 12/8/2020

Parcel: << 11-3S-16-02063-000 >>

Aerial Viewer Pictometry Google Maps

Owner & Property Info

Result: 1 of 1

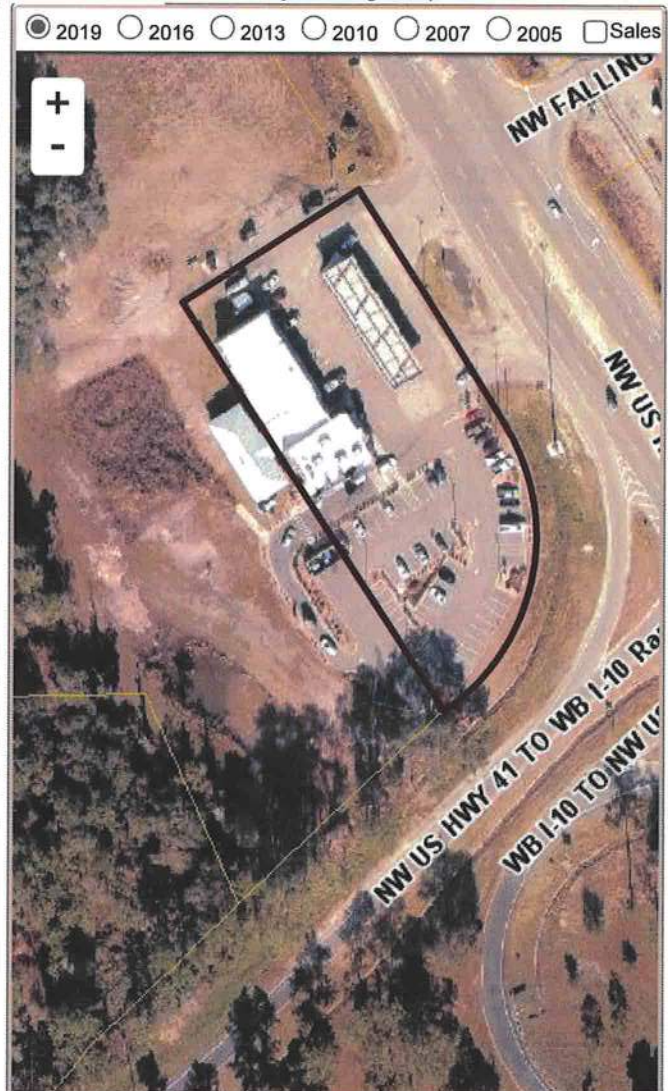
Owner	KINJAC CORPORATION THE P O BOX 157 MADISON, FL 323410157		
Site	4772 US HIGHWAY 41, LAKE CITY		
Description*	COMM SW COR OF NE1/4 OF NE1/4, RUN N 200.30 FT, NE 1175.60 FT TO W/R/W US-41, SE ALONG R/W 430 FT FOR POB, RUN SE 220 FT, SW ALONG CURVE 215.32 FT, NW NW 389.53 FT, NE 170 FT TO POB. (PART IN SEC 12-3S-16). 420-312, 546-390,		
Area	1.379 AC	S/T/R	11-3S-16
Use Code**	CONV STORE (001126)	Tax District	3

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Property & Assessment Values

2020 Certified Values		2021 Working Values	
Mkt Land (1)	\$105,196	Mkt Land (1)	\$105,196
Ag Land (0)	\$0	Ag Land (0)	\$0
Building (2)	\$659,667	Building (2)	\$647,965
XFOB (6)	\$60,098	XFOB (6)	\$60,098
Just	\$824,961	Just	\$813,259
Class	\$0	Class	\$0
Appraised	\$824,961	Appraised	\$813,259
SOH Cap [?]	\$0	SOH Cap [?]	\$0
Assessed	\$824,961	Assessed	\$813,259
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$824,961 city:\$824,961 other:\$824,961 school:\$824,961	Total Taxable	county:\$813,259 city:\$813,259 other:\$813,259 school:\$813,259



▼ Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
9/5/1984	\$0	546/0390	WD	I	U	01
10/13/1978	\$16,909	420/0312	WD	I	Q	01

▼ Building Characteristics

Bldg Sketch	Bldg Item	Bldg Desc*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	1	NBHD CONVE (004300)	2003	6732	10532	\$356,634
Sketch	2	RES F/FOOD (005700)	2016	3043	3095	\$291,331

*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	Condition (% Good)
0260	PAVEMENT-A	0	\$6,000.00	1.000	0 x 0 x 0	(000.00)
0253	LIGHTING	1993	\$6,000.00	6.000	0 x 0 x 0	(000.00)
0166	CONC,PAVMT	2003	\$12,454.00	6227.000	0 x 0 x 0	(000.00)