

Columbia County Property Appraiser

Jeff Hampton

2022 Working Values

updated: 7/7/2022

Parcel: << **22-4S-16-03090-311 (14779)** >>

Aerial Viewer Pictometry Google Maps

Owner & Property Info

Result: 6 of 25

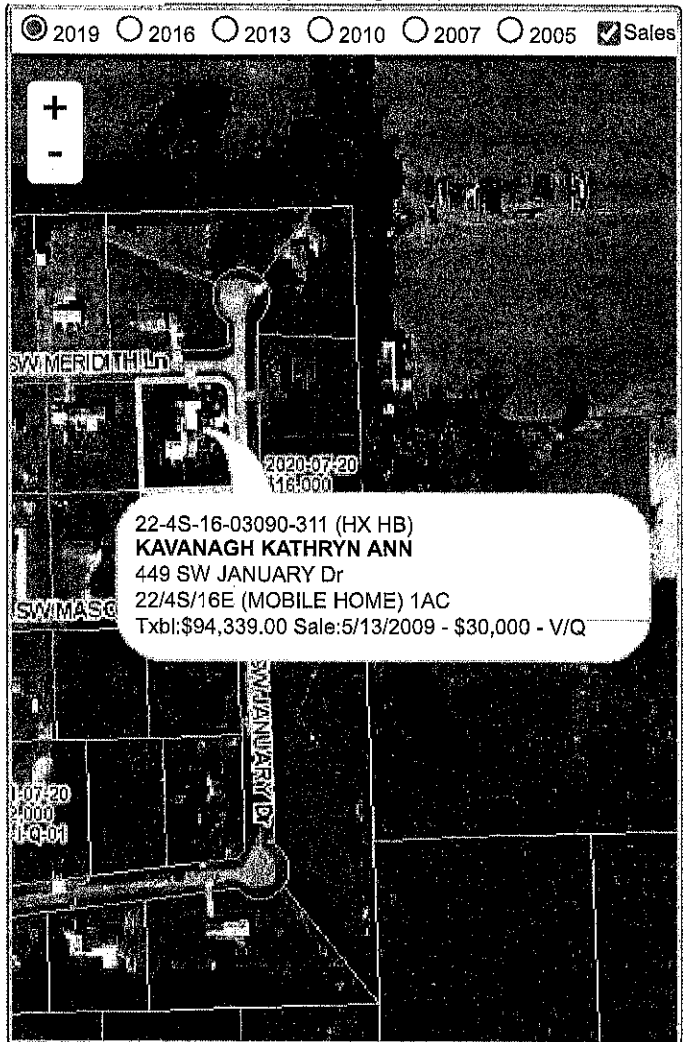
Owner	KAVANAGH KATHRYN ANN 449 SW JANUARY DR LAKE CITY, FL 32024		
Site	449 SW JANUARY Dr, LAKE CITY		
Description*	LOT 11 BLAINE ESTATES PHASE 3. WD 1173-408, WD 1213-1770, QC 1295-2407,		
Area	1 AC	S/T/R	22-4S-16E
Use Code**	MOBILE HOME (0200)	Tax District	3

*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	\$18,250	Mkt Land	\$18,000
Ag Land	\$0	Ag Land	\$0
Building	\$139,176	Building	\$170,119
XFOB	\$16,070	XFOB	\$19,320
Just	\$173,496	Just	\$207,439
Class	\$0	Class	\$0
Appraised	\$173,496	Appraised	\$207,439
SOH Cap [?]	\$33,361	SOH Cap [?]	\$63,100
Assessed	\$140,135	Assessed	\$144,339
Exempt	HX HB \$50,000	Exempt	HX HB \$50,000
Total	county:\$90,135	Total	county:\$94,339
Taxable	city:\$0	Taxable	city:\$0
	other:\$0		other:\$0
	school:\$115,135		school:\$119,339

**▼ Sales History**

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
6/5/2015	\$100	1295/2407	QC	I	U	11
4/26/2011	\$100	1213/1770	WD	I	U	11
5/13/2009	\$30,000	1173/0408	TR	V	Q	01

▼ Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	MANUF 1 (0200)	2010	2730	3773	\$170,119

*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
0070	CARPORT UF	2009	\$1,932.00	552.00	23 x 24
0031	BARN,MT AE	2009	\$5,520.00	552.00	23 x 34
9945	Well/Sept		\$3,250.00	1.00	0 x 0
0166	CONC,PAVMT	2009	\$3,618.00	1608.00	12 x 134
0190	FPLC PF	2009	\$1,200.00	1.00	0 x 0
0169	FENCE/WOOD	2014	\$1,400.00	1.00	0 x 0