

Columbia County Property Appraiser

CAMA updated 9/23/2013

2013 Tax Year

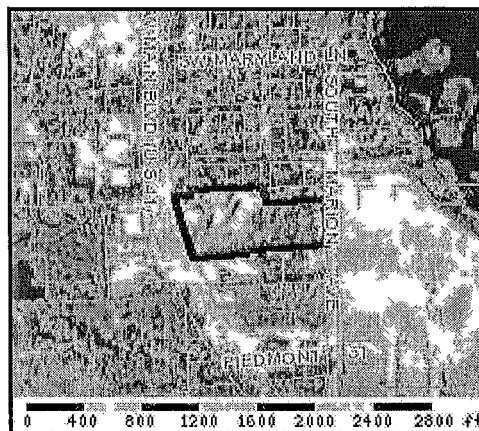
Parcel: 08-4S-17-08195-000

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Owner & Property Info

Owner's Name	WILLIAM L GUERRY REVOCABLE		
Mailing Address	TRUSTEE 9764 SW TUSTENUGGEE AVE LAKE CITY, FL 32024		
Site Address	2659 SW MAIN BLVD		
Use Desc. (code)	MORTUARY/C (007600)		
Tax District	2 (County)	Neighborhood	8417
Land Area	8.500 ACRES	Market Area	06
Description	NOTE: This description is not to be used as the Legal Description for this parcel in any legal transaction		
BEG NW COR OF SW1/4 OF SW1/4, RUN W 36 93 FT TO E R/W US-41, S ALONG R/W 450 FT, E 380 FT, N 25 FT, E 548 5 FT TO W R/W OF US-41, N ALONG R/W 307 FT, W 420 FT, N 100 FT, W TO POB (A PORTION LYING WITHIN SEC 07) ORB 587-761, 785-970 ORB 1035-2430 & COOR WD 1224- 1020			



Property & Assessment Values

2013 Certified Values		
Mkt Land Value	cnt (0)	\$213,630.00
Ag Land Value	cnt (1)	\$0.00
Building Value	cnt (1)	\$237,874.00
XFOB Value	cnt (3)	\$28,563.00
Total Appraised Value		\$480,067.00
Just Value		\$480,067.00
Class Value		\$0.00
Assessed Value		\$480,067.00
Exempt Value		\$0.00
Total Taxable Value	Cnty: \$480,067 Other: \$480,067 Schl: \$480,067	

2014 Working Values

NOTE:

2014 Working Values are NOT certified values and therefore are subject to change before being finalized for ad valorem assessment purposes

[Show Working Values](#)

Sales History

[Show Similar Sales within 1/2 mile](#)

Sale Date	OR Book/Page	OR Code	Vacant / Improved	Qualified Sale	Sale RCode	Sale Price
10/24/2011	1224/1020	WD	I	U	30	\$100.00
12/18/1993	785/970	WD	I	Q		\$192,000.00

Building Characteristics

Bldg Item	Bldg Desc	Year Blt	Ext. Walls	Heated S.F.	Actual S.F.	Bldg Value
3	MORTUARY (006800)	1995	COMMON BRK (19)	5739	7359	\$237,874.00
Note: All S.F. calculations are based on exterior building dimensions.						

Extra Features & Out Buildings

Code	Desc	Year Blt	Value	Units	Dims	Condition (% Good)
0260	PAVEMENT-A	1995	\$26,723.00	0029692.000	0 x 0 x 0	(000.00)
0166	CONC,PAVMT	1995	\$840.00	0000560.000	0 x 0 x 0	(000.00)

0010	BARN,BLK	0	\$1,000.00	0000001.000	30 x 76 x 0	(000.00)
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Land Breakdown

Lnd Code	Desc	Units	Adjustments	Eff Rate	Lnd Value
007600	MORTUARY (MKT)	8.5 AC	1.00/1.00/0.85/1.00	\$25,132.94	\$213,630.00

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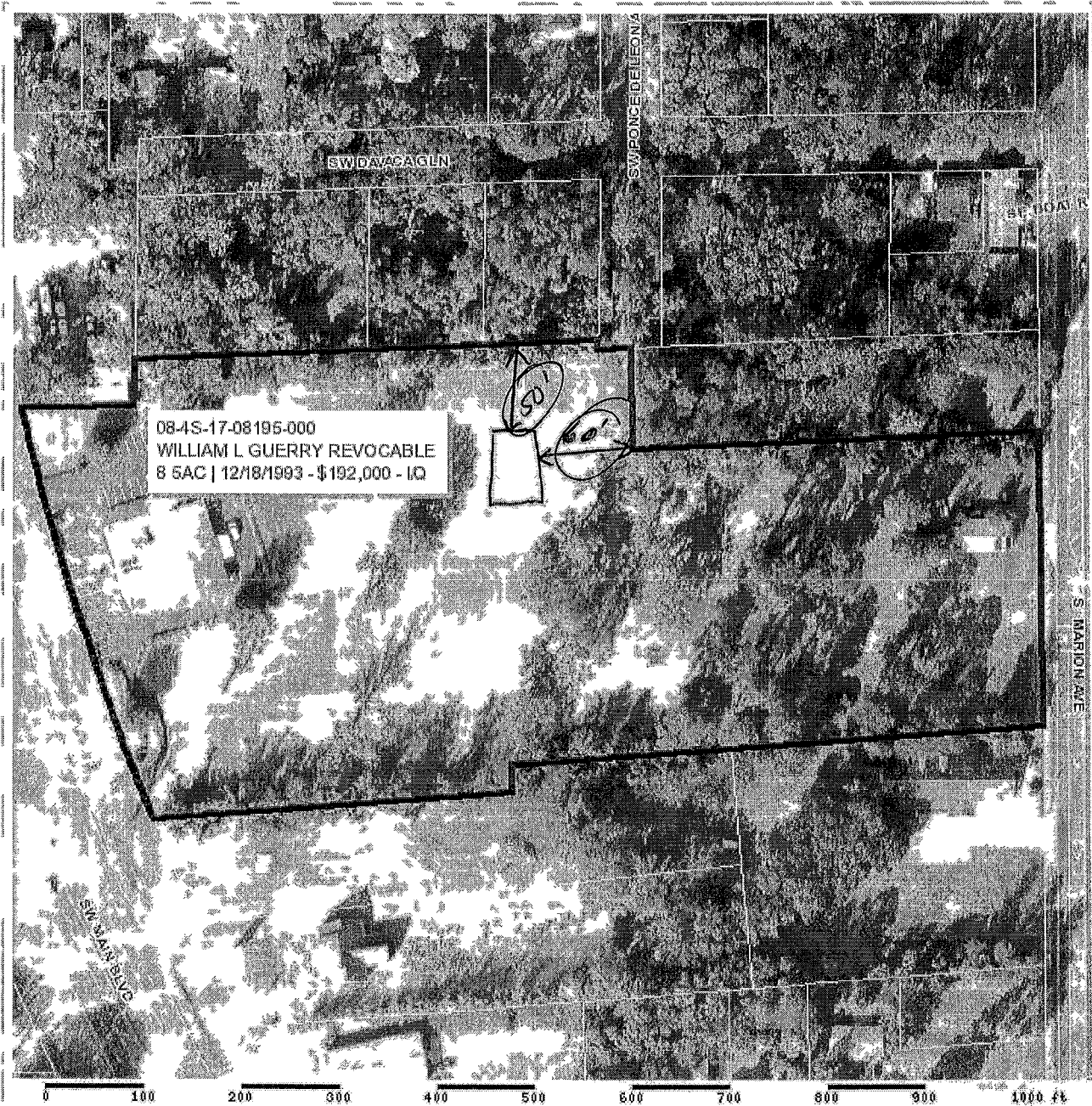
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DISCLAIMER

This information was derived from data which was compiled by the Columbia County Property Appraiser Office solely for the governmental purpose of property assessment. This information should not be relied upon by anyone as a determination of the ownership of property or market value. No warranties, expressed or implied, are provided for the accuracy of the data herein, its use, or its interpretation. Although it is periodically updated, this information may not reflect the data currently on file in the Property Appraiser's office. The assessed values are NOT certified values and therefore are subject to change before being finalized for ad valorem assessment purposes.

Site Plan



Columbia County Property Appraiser

J Doyle Crews - Lake City, Florida 32055 | 386-758-1083

PARCEL: 08-4S-17-08195-000 - MORTUARY/C (007600)

BEG NW COR OF SW1/4 OF SW1/4, RUN W 36 93 FT TO E R/W US-41, S ALONG R/W 450 FT, E 380 FT, N 25 FT, E 548 5 FT TO W R/W OF US-41, N ALONG R/W 307 FT,

NOTES

Name:	WILLIAM L GUERRY REVOCABLE	2013 Certified Values	
Site:	2659 SW MAIN BLVD	Land	\$213,630 00
	TRUSTEE	Bldg	\$237,874 00
Mall:	9764 SW TUSTENUGGEE AVE	Assd	\$480,067 00
	LAKE CITY, FL 32024	Exmpt	\$0 00
Sales	10/24/2011 \$100 00 I/U		Cnty \$480,067
Info	12/18/1993 \$192,000 00 I/Q	Taxbl	
		Other	\$480,067 Schl \$480,067

