

## Columbia County Property Appraiser

Jeff Hampton

2023 Working Values

updated: 4/20/2023

Retrieve Tax Record

2022 TRIM (pdf)

Property Card

Parcel List Generator

Show on GIS Map

Print

Parcel: &lt;&lt; 20-3S-16-02202-114 (7399) &gt;&gt;

Aerial Viewer

Pictometry

Google Maps

## Owner &amp; Property Info

Result: 1 of 1

|              |                                                                             |              |          |
|--------------|-----------------------------------------------------------------------------|--------------|----------|
| Owner        | POWELL JEANETTE PELHAM<br>553 NW HIGHPOINT DR.<br>LAKE CITY, FL 32055       |              |          |
| Site         | 553 NW HIGH POINT DR, LAKE CITY                                             |              |          |
| Description* | LOT 14 HIGH POINTE S/D WD 1128-453, WD 1143-441, QC 1213-2307, WD 1396-255, |              |          |
| Area         | 1.33 AC                                                                     | S/T/R        | 20-3S-16 |
| Use Code**   | SINGLE FAMILY (0100)                                                        | 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 &amp; Assessment Values

| 2022 Certified Values |                                                               | 2023 Working Values |                                                               |
|-----------------------|---------------------------------------------------------------|---------------------|---------------------------------------------------------------|
| Mkt Land              | \$38,250                                                      | Mkt Land            | \$38,250                                                      |
| Ag Land               | \$0                                                           | Ag Land             | \$0                                                           |
| Building              | \$305,474                                                     | Building            | \$349,566                                                     |
| XFOB                  | \$8,500                                                       | XFOB                | \$16,650                                                      |
| Just                  | \$352,224                                                     | Just                | \$404,466                                                     |
| Class                 | \$0                                                           | Class               | \$0                                                           |
| Appraised             | \$352,224                                                     | Appraised           | \$404,466                                                     |
| SOH Cap [?]           | \$110,542                                                     | SOH Cap [?]         | \$147,384                                                     |
| Assessed              | \$241,682                                                     | Assessed            | \$257,082                                                     |
| Exempt                | HX HB \$100,500<br>WX SX                                      | Exempt              | HX HB \$105,000<br>WX SX                                      |
| Total Taxable         | county:\$141,182<br>city:\$0<br>other:\$0<br>school:\$216,182 | Total Taxable       | county:\$152,082<br>city:\$0<br>other:\$0<br>school:\$227,082 |



## Sales History

Show Similar Sales within 1/2 mile

Fill out Sales Questionnaire

| Sale Date | Sale Price | Book/Page | Deed | V/I | Qualification (Codes) | RCode |
|-----------|------------|-----------|------|-----|-----------------------|-------|
| 10/7/2019 | \$28,500   | 1396/0255 | WD   | V   | Q                     | 01    |
| 4/20/2011 | \$100      | 1213/2307 | QC   | V   | U                     | 11    |
| 8/13/2007 | \$79,900   | 1128/0453 | WD   | V   | U                     | 09    |

## Building Characteristics

| Bldg Sketch | Description*      | Year Blt | Base SF | Actual SF | Bldg Value |
|-------------|-------------------|----------|---------|-----------|------------|
| Sketch      | SINGLE FAM (0100) | 2020     | 2528    | 3568      | \$349,566  |

\*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 &amp; Out Buildings (Codes)

| Code | Desc                | Year Blt | Value      | Units | Dims  |
|------|---------------------|----------|------------|-------|-------|
| 0166 | CONC,PAVMT          | 2020     | \$3,000.00 | 1.00  | 0 x 0 |
| 0169 | FENCE/WOOD          | 2020     | \$5,500.00 | 1.00  | 0 x 0 |
| 0104 | GENERATOR PERM      | 2022     | \$4,750.00 | 1.00  | x     |
| 0296 | SHED METAL          | 2022     | \$2,000.00 | 1.00  | x     |
| 0214 | GRN HOUSE           | 2022     | \$800.00   | 1.00  | x     |
| 0252 | I FAN-TO W/O FI OOR | 2022     | \$600.00   | 1.00  | x     |