

# Columbia County Property Appraiser

CAMA updated 9/23/2013

2013 Tax Year

Tax Collector

Tax Estimator

Property Card

Parcel List Generator

Interactive GIS Map

Print

Parcel: 23-4S-16-03095-117

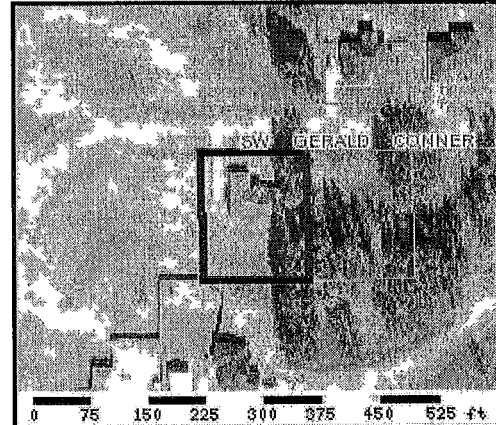
&lt;&lt; Next Lower Parcel

Next Higher Parcel &gt;&gt;

Search Result. 1 of 1

## Owner & Property Info

|                                                                                                                                              |                                                                                                           |              |       |
|----------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------|--------------|-------|
| Owner's Name                                                                                                                                 | FEDERAL HOME LOAN MORTGAGE                                                                                |              |       |
| Mailing Address                                                                                                                              | 4651 SHERIDAN ST SUITE 460<br>HOLLYWOOD, FL 33021                                                         |              |       |
| Site Address                                                                                                                                 | 509 SW GERALD CONNER DR                                                                                   |              |       |
| Use Desc. (code)                                                                                                                             | SINGLE FAM (000100)                                                                                       |              |       |
| Tax District                                                                                                                                 | 2 (County)                                                                                                | Neighborhood | 23416 |
| Land Area                                                                                                                                    | 0.510<br>ACRES                                                                                            | Market Area  | 06    |
| Description                                                                                                                                  | NOTE This description is not to be used as the Legal Description for this parcel in any legal transaction |              |       |
| LOT 17 CANNON CREEK PLACE UNIT LOT 17 CANNON CREEK PLACE UNIT 2. WD 1135-42,48 & CT 1250- 2 WD 1135-42,48 & CT 1250- 2766 & WD 1261-709 2766 |                                                                                                           |              |       |



## Property & Assessment Values

| 2013 Certified Values        |                                                       |              |
|------------------------------|-------------------------------------------------------|--------------|
| <b>Mkt Land Value</b>        | cnt (0)                                               | \$12,000.00  |
| <b>Ag Land Value</b>         | cnt (1)                                               | \$0.00       |
| <b>Building Value</b>        | cnt. (1)                                              | \$136,558.00 |
| <b>XFOB Value</b>            | cnt (1)                                               | \$4,044.00   |
| <b>Total Appraised Value</b> |                                                       | \$152,602.00 |
| <b>Just Value</b>            |                                                       | \$152,602.00 |
| <b>Class Value</b>           |                                                       | \$0.00       |
| <b>Assessed Value</b>        |                                                       | \$152,602.00 |
| <b>Exempt Value</b>          |                                                       | \$0.00       |
| <b>Total Taxable Value</b>   | Cnty: \$152,602<br>Other: \$152,602   Schl: \$152,602 |              |

## 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   |
|------------|--------------|---------|-------------------|----------------|------------|--------------|
| 8/22/2013  | 1261/709     | WD      | I                 | U              | 12         | \$87,000.00  |
| 2/27/2013  | 1250/2766    | CT      | I                 | U              | 18         | \$100.00     |
| 10/29/2007 | 1135/48      | WD      | I                 | Q              |            | \$224,900.00 |
| 10/26/2007 | 1135/42      | WD      | V                 | U              | 06         | \$40,000.00  |

## Building Characteristics

| Bldg Item                                                                    | Bldg Desc           | Year Blt | Ext. Walls      | Heated S.F. | Actual S.F. | Bldg Value   |
|------------------------------------------------------------------------------|---------------------|----------|-----------------|-------------|-------------|--------------|
| 1                                                                            | SINGLE FAM (000100) | 2007     | COMMON BRK (19) | 1957        | 2735        | \$136,558.00 |
| <b>Note:</b> All S F calculations are based on exterior building dimensions. |                     |          |                 |             |             |              |

## Extra Features & Out Buildings

| Code | Desc       | Year Blt | Value      | Units       | Dims      | Condition (% Good) |
|------|------------|----------|------------|-------------|-----------|--------------------|
| 0166 | CONC,PAVMT | 2007     | \$4,044.00 | 0001348.000 | 0 x 0 x 0 | (000.00)           |

## Land Breakdown

| Lnd Code | Desc      | Units                  | Adjustments         | Eff Rate    | Lnd Value   |
|----------|-----------|------------------------|---------------------|-------------|-------------|
| 000100   | SFR (MKT) | 1 LT - (0000000.510AC) | 1.00/1.00/1.00/1.00 | \$12,000.00 | \$12,000.00 |