

Columbia County Property Appraiser
Jeff Hampton**2023 Working Values**
updated: 7/13/2023

Parcel: << 26-3S-16-02308-078 (8380) >>

Owner & Property Info

Result: 1 of 2

Owner	BOHL DONALD R BOHL YOLANDA 1406 NW FRONTIER DR LAKE CITY, FL 32055		
Site	1406 NW FRONTIER DR, LAKE CITY		
Desc*	LOT 1 FAIRWAY VIEW UNIT 4. ORB 621-623, DC 699-816, 919-1221, QC 1176-355, WD 1339 -94, TR 1339-95,		
Area	0.46 AC	S/T/R	26-3S-16
Use Code**	SINGLE FAMILY (0100)	Tax District	2

*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

2022 Certified Values				2023 Working Values			
Mkt Land		\$28,200		Mkt Land		\$36,000	
Ag Land		\$0		Ag Land		\$0	
Building		\$158,576		Building		\$172,773	
XFOB		\$3,200		XFOB		\$3,200	
Just		\$189,976		Just		\$211,973	
Class		\$0		Class		\$0	
Appraised		\$189,976		Appraised		\$211,973	
SOH Cap [?]		\$47,010		SOH Cap [?]		\$64,718	
Assessed		\$142,966		Assessed		\$147,255	
Exempt	HX HB	\$50,000		Exempt	HX HB	\$50,000	
Total Taxable		county:\$92,966 city:\$0 other:\$0 school:\$117,966		Total Taxable		county:\$97,255 city:\$0 other:\$0 school:\$122,255	

▼ Sales History

Sale Date	Sale Price	Bk/Pg	Deed	V/I	Qual (Codes)	RCode
6/14/2017	\$75,512	1339/0095	TR	I	U	16
6/14/2017	\$75,512	1339/0094	TR	I	U	16
6/29/2009	\$100	1176/0355	QC	I	U	11
1/30/2001	\$125,000	0919/1221	WD	I	Q	
5/1/1987	\$21,000	0621/0623	WD	V	Q	

▼ Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1987	1772	2562	\$172,773

*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
0166	CONC,PAVMT	0	\$2,000.00	1.00	0 x 0
0190	FPLC PF	0	\$1,200.00	1.00	0 x 0

▼ Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0140	SFR GOLF (MKT)	1.000 LT (0.460 AC)	1.0000/1.0000 1.0000/1.2000000 /	\$36,000 /LT	\$36,000

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