

Columbia County Property Appraiser

Jeff Hampton

2024 Working Values
updated: 6/13/2024

Parcel: << 24-5S-16-03707-002 (18257) >>

Owner & Property Info

Result: 6 of 15

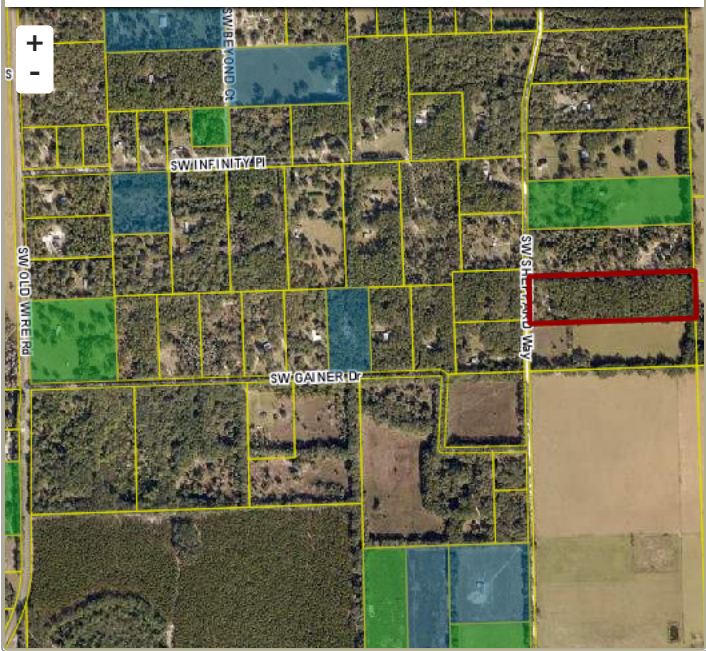
Owner	FERGUSON JOHNNY E FERGUSON TINA J 755 SW SHEPPARD WAY LAKE CITY, FL 32024		
Site	755 SW SHEPPARD WAY, LAKE CITY		
Description*	TRACT 2 GREAT SOUTH TIMBER S/D UNR: COMM SE COR OF SEC, RUN W 1305.14 FT TO E R/W SHEPHERD RD, RUN N ALONG R/W 367.80 FT FOR POB, CONT N 369.08 FT, E E 1295.68 FT, S 369.03 FT, W 1300.69 FT TO POB. AG 957-2512, WD 957-2514,,		
Area	11 AC	S/T/R	24-5S-16
Use Code**	IMPROVED AG (5000)	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

2023 Certified Values		2024 Working Values	
Mkt Land	\$7,500	Mkt Land	\$9,000
Ag Land	\$4,490	Ag Land	\$4,490
Building	\$77,272	Building	\$85,308
XFOB	\$13,960	XFOB	\$13,960
Just	\$173,732	Just	\$198,268
Class	\$103,222	Class	\$112,758
Appraised	\$103,222	Appraised	\$112,758
SOH Cap [?]	\$42,863	SOH Cap [?]	\$50,723
Assessed	\$60,359	Assessed	\$62,035
Exempt	HX HB \$35,359	Exempt	HX HB \$37,035
Total Taxable	county:\$25,000 city:\$0 other:\$0 school:\$35,359	Total Taxable	county:\$25,000 city:\$0 other:\$0 school:\$37,035

Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
7/12/2002	\$28,500	957 / 2514	WD	V	Q	
7/12/2002	\$22,000	957 / 2512	WD	V	U	03

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	MANUF 1 (0201)	2003	1512	1872	\$85,308
*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

Code	Desc	Year Blt	Value	Units	Dims
0296	SHED METAL	2003	\$960.00	192.00	12 x 16
0031	BARN,MT AE	2019	\$4,500.00	1.00	15 x 26
0251	LEAN TO W/FLOOR	2019	\$1,000.00	1.00	12 x 26
0252	LEAN-TO W/O FLOOR	2019	\$500.00	1.00	12 x 26
9945	Well/Sept		\$7,000.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0200	MBL HM (MKT)	1.000 AC	1.0000/1.0000 1.0000/ /	\$9,000 /AC	\$9,000
5500	TIMBER 2 (AG)	10.000 AC	1.0000/1.0000 1.0000/ /	\$449 /AC	\$4,490
9910	MKT.VAL.AG (MKT)	10.000 AC	1.0000/1.0000 1.0000/ /	\$9,000 /AC	\$90,000

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