

Columbia County Property Appraiser

Jeff Hampton

2024 Working Values  
updated: 9/12/2024

Parcel: << 16-4S-16-03041-017 (46328) >>

Owner & Property Info

Owner	C J CUSTOM CARPENTRY INC 222 SW CROSS POINTE COURT LAKE CITY, FL 32024		
Site			
Description*	COMM NE COR OF NW1/4 OF NE1/4 OF SW1/4 OF SEC 16, RUN WEST 167.49 FT TO POB, CONT WEST 167.49 FT, S 633.80 FT, EAST 167.61 FT, N 633.04 FT TO POB & BEG AT NE COR OF NW1/4 OF NE1/4 OF SW1/4, W 167.49 FT, S 633.04 FT, E 167.62 FT, N 632.28 FT TO POB EX 2 AC ...more>>>		
Area	2.88 AC	S/T/R	16-4S-16
Use Code**	MISC IMPROVED (0700)	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	\$19,520	Mkt Land	\$23,040
Ag Land	\$0	Ag Land	\$0
Building	\$0	Building	\$0
XFOB	\$14,846	XFOB	\$14,846
Just	\$34,366	Just	\$37,886
Class	\$0	Class	\$0
Appraised	\$34,366	Appraised	\$37,886
SOH/10% Cap	\$2,613	SOH/10% Cap	\$0
Assessed	\$34,366	Assessed	\$37,886
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$31,753 city:\$0 other:\$0 school:\$34,366	Total Taxable	county:\$37,886 city:\$0 other:\$0 school:\$37,886

NOTE: Property ownership changes can cause the Assessed value of the property to reset to full Market value, which could result in higher property taxes.

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
12/28/2012	\$100	1247 / 149	QC	I	U	11
5/11/2007	\$95,000	1119 / 480	WD	I	Q	
3/8/1996	\$0	818 / 1798	WD	I	Q	02
3/18/1994	\$36,500	787 / 2329	WD	I	Q	06
3/1/1981	\$20,000	465 / 078	03	I	Q	
9/1/1980	\$18,200	455 / 259	03	I	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
N O N E					

Extra Features & Out Buildings

Code	Desc	Year Blt	Value	Units	Dims
0255	MBL HOME STORAGE	1972	\$3,996.00	720.00	60 x 24
0255	MBL HOME STORAGE	2008	\$500.00	1.00	0 x 0
9945	Well/Sept		\$7,000.00	1.00	0 x 0
0294	SHED WOOD/VINYL	2008	\$350.00	1.00	12 x 14
9947	Septic		\$3,000.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0700	MISC RES (MKT)	2.440 AC	1.0000/1.0000 1.0000/ /	\$8,000 /AC	\$19,520
0000	VAC RES (MKT)	0.440 AC	1.0000/1.0000 1.0000/ /	\$8,000 /AC	\$3,520

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