

Columbia County Property Appraiser

Jeff Hampton

Parcel: 01-4S-16-02683-001 (10938)

Owner & Property Info

Result: 8 of 20

Owner	WHOLESALE PROPERTY CO LLC PO BOX 54786 LEXINGTON, KY 40555		
Site	789 SW STATE ROAD 247, LAKE CITY		
Description*	BEG SE COR SW 1/4 OF NW 1/4, RUN W 362 FT, NW 423.36 FT TO SE R/W SR-247, NE ALONG R/W 270 FT, SE 664.09 FT, S 37.74 FT TO POB, 719-183, WD 1345-2248.		
Area	3.529 AC	S/T/R	01-4S-16
Use Code**	WAREHOUSE/DISTRB (4800)	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

2025 Certified Values		2026 Working Values	
Mkt Land	\$141,884	Mkt Land	\$141,884
Ag Land	\$0	Ag Land	\$0
Building	\$316,297	Building	\$333,884
XFOB	\$33,313	XFOB	\$33,313
Just	\$491,494	Just	\$509,081
Class	\$0	Class	\$0
Appraised	\$491,494	Appraised	\$509,081
SOH/10% Cap	\$87,086	SOH/10% Cap	\$19,747
Assessed	\$491,494	Assessed	\$509,081
Exempt	\$0	Exempt	\$0
Total	county \$404,408 city \$0	Total	county \$489,334 city \$0
Taxable	other \$0 school \$491,494	Taxable	other \$0 school \$509,081

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.

Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
9/21/2017	\$500,000	1345 / 2248	WD	I	U	37
5/14/1990	\$79,800	719 / 183	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	PREF M B A (8700)	1990	9770	10620	\$333,884

*Bldg Desc determinations are used by the Property Appraiser's 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
0070	CARPORT UF	0	\$720.00	360.00	18 x 20
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0260	PAVEMENT-ASPHALT	2003	\$27,551.00	36735.00	0 x 0
0140	CLFENCE 6	2003	\$3,322.00	730.00	0 x 0
0253	LIGHTING	2003	\$1,000.00	2.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
4800	WAREHOUSE (MKT)	62,967,000 SF (1.445 AC)	1.0000/1.0000 1.0000/ /	\$2 /SF	\$141,676
9630	SWAMP (MKT)	2.084 AC	1.0000/1.0000 1.0000/ /	\$100 /AC	\$208

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Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales

