

Columbia County Property Appraiser

Jeff Hampton

2026 Working Values

updated: 12/4/2025

Parcel: << 06-4S-16-02788-021 (11950) >>

Owner & Property Info

Result: 44 of 70

Owner	GRAHAM MICHELLE A ANDERSON RANFORD E 356 SW MIRACLE CT LAKE CITY, FL 32024		
Site	356 SW MIRACLE CT, LAKE CITY		
Description*	COMM SW COR OF SE1/4, RUN E 205 FT, N 55.81 FT TO INTERS OF CR-252 WITH A 60 FT WIDE RD, RUN N ALONG E R/W OF SAID 60 FT RD 2599.92 FT TO N LINE TO SE1/4, E 1207.05 FT, S 955.41 FT FOR POB, CONT S 371.82 FT, E 557.70 FT TO W R/W OF A RD, N 6 DEG E ALONG R/ ...more>>>		
Area	5.17 AC	S/T/R	06-4S-16
Use Code**	SFRES/MOBILE HOME (0102)	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

2025 Certified Values		2026 Working Values	
Mkt Land	\$41,360	Mkt Land	\$56,870
Ag Land	\$0	Ag Land	\$0
Building	\$358,576	Building	\$372,441
XFOB	\$7,864	XFOB	\$14,056
Just	\$407,800	Just	\$443,367
Class	\$0	Class	\$0
Appraised	\$407,800	Appraised	\$443,367
SOH/10% Cap	\$15,537	SOH/10% Cap	\$21,035
Assessed	\$393,911	Assessed	\$422,332
Exempt	HX HB VX	Exempt	HX HB VX
	\$55,000		\$55,722
Total Taxable	county:\$337,263 city:\$0 other:\$0 school:\$363,911	Total Taxable	county:\$366,610 city:\$0 other:\$0 school:\$392,332

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
11/27/2024	\$100	1528 / 1147	LE	I	U	14
2/24/2022	\$430,000	1461 / 498	WD	I	U	35
8/8/2017	\$100	1342 / 748	WD	V	U	11
2/28/2003	\$22,000	976 / 729	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2004	2313	3308	\$299,910
Sketch	MANUF 1 (0200)	2017	936	936	\$72,531

*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
0166	CONC,PAVMT	2004	\$5,064.00	2532.00	0 x 0
0296	SHED METAL	2019	\$1,000.00	1.00	0 x 0
0169	FENCE/WOOD	2023	\$1,800.00	1.00	x
0296	SHED METAL	2024	\$3,600.00	200.00	10 x 20
0294	SHED WOOD/VINYL	2024	\$2,592.00	144.00	12 x 12

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	5.000 AC	1.0000/1.0000 1.0000/ /	\$11,000 /AC	\$55,000
0200	MBL HM (MKT)	0.170 AC	1.0000/1.0000 1.0000/ /	\$11,000 /AC	\$1,870

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Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales

