Columbia County Property Appraiser

Jeff Hampton

Use Code**

Parcel: << 18-5S-17-09280-106 (33999) >>>

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2022 Working Values updated: 9/1/2022

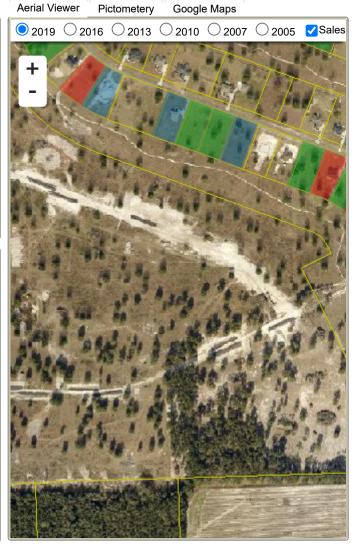
Owner & Property Info Result: 1 of 1				of 1	
Owner	FRAZIER CHRISTOPHER B FRAZIER DONNA M 3101 SW CUSTOM MADE CIR LAKE CITY, FL 32024				
Site	3101 SW CUSTOM MADE Cir, LAKE CITY				
Description*	LOT 6 OAKS OF LAKE CITY PHS 1. WD 1299-2716,				
Area	1.98 AC		S/T/R	18-5S-17	

*The <u>Description</u> above is not to be used as the Legal Description for this parcel in any legal transaction.
**The <u>Use Code</u> is a FL Dept. of Revenue (DOR) code and is not maintained by

SINGLE FAMILY (0100) Tax District

the Property Appraiser's office. Please contact your city or county Planning & Zoning office for specific zoning information.

Property & Assessment Values						
2021 Certified Values			2022 Working Values			
Mkt Land		\$36,000	Mkt Land \$45,00			
Ag Land		\$0	Ag Land		\$0	
Building		\$210,260	Building		\$246,720	
XFOB		\$4,064	XFOB	\$4,064		
Just		\$250,324	Just	\$295,784		
Class		\$0	Class		\$0	
Appraised		\$250,324	Appraised		\$295,784	
SOH Cap [?]		\$47,448	SOH Cap [?]		\$86,822	
Assessed		\$202,876	Assessed		\$208,962	
Exempt	нх нв	\$50,000	Exempt	нх нв	\$50,000	
Total Taxable		r:\$152,876 city:\$0 other:\$0 I:\$177,876	Total Taxable			



▼ Sales History							
Sale Date Sale Price Book/Page Deed V/I Qualification (Codes) RC				RCode			
8/19/2015	\$29,000	1299/2716	WD	V	Q	01	

▼ Building Characteristics						
Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value	
Sketch	SINGLE FAM (0100)	2016	1902	2808	\$246,720	
4D11 D 11 1 11						

*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	2016	\$4,064.00	2032.00	0 x 0		

▼ Lan	▼ Land Breakdown							
Code	Desc	Units	Adjustments	Eff Rate	Land Value			
0100	SFR (MKT)	1.000 LT (1.980 AC)	1.0000/1.0000 1.0000/ /	\$45,000 /LT	\$45,000			