



**2021 Working Values**

updated: 12/8/2020

Parcel:  **30-4S-17-08898-102** **Owner & Property Info**

Result: 15 of 41

Owner	<b>HAMILTON THOMAS A &amp; THERESA A HAMILTON</b> 115 SW NIGHTSHADE DRIVE LAKE CITY, FL 32024		
Site	115 NIGHTSHADE DR, LAKE CITY		
Description*	LOT 2 WESTER WOODS PHASE 1. WD 1044-332, WD 1074-2423, WD 1304-764, WD 1363-273,		
Area	1 AC	S/T/R	30-4S-17E
Use Code**	SINGLE FAM (000100)	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**

2020 Certified Values		2021 Working Values	
Mkt Land (1)	\$18,000	Mkt Land (1)	\$18,000
Ag Land (0)	\$0	Ag Land (0)	\$0
Building (1)	\$157,154	Building (1)	\$155,327
XFOB (4)	\$15,080	XFOB (4)	\$14,913
Just	\$190,234	Just	\$188,240
Class	\$0	Class	\$0
Appraised	\$190,234	Appraised	\$188,240
SOH Cap [?]	\$7,472	SOH Cap [?]	\$0
Assessed	\$182,762	Assessed	\$188,240
Exempt	HX H3 \$50,000	Exempt	HX H3 \$50,000
Total Taxable	county:\$132,762 city:\$132,762 other:\$132,762 school:\$157,762	Total Taxable	county:\$138,240 city:\$138,240 other:\$138,240 school:\$163,240

Aerial Viewer Pictometry Google Maps

☒ 2019 ☐ 2016 ☐ 2013 ☐ 2010 ☐ 2007 ☐ 2005 ☒ Sales
**▼ Sales History**

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
6/22/2018	\$226,000	<a href="#">1363/0273</a>	WD	I	Q	01
11/6/2015	\$191,000	<a href="#">1304/0764</a>	WD	I	Q	01
2/13/2006	\$229,000	<a href="#">1074/2423</a>	WD	I	Q	
4/19/2005	\$59,800	<a href="#">1044/0332</a>	WD	V	U	08

**▼ Building Characteristics**

Bldg Sketch	Bldg Item	Bldg Desc*	Year Blt	Base SF	Actual SF	Bldg Value
<a href="#">Sketch</a>	1	SINGLE FAM (000100)	2005	1870	3321	\$155,327

\*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	Condition (% Good)
0166	CONC,PAVMT	2005	\$4,120.00	1648.000	0 x 0 x 0	(000.00)
0169	FENCE/WOOD	2012	\$2,000.00	1.000	0 x 0 x 0	(000.00)

0294	SHED WOOD/	2017	\$600.00	1.000	0 x 0 x 0	(000.00)
0280	POOL R/CON	2019	\$8,193.00	220.000	10 x 22 x 0	(000.00)

▼ Land Breakdown						
Land Code	Desc	Units	Adjustments		Eff Rate	Land Value
000100	SFR (MKT)	1.000 LT	1.00/1.00	1.00/1.00	\$18,000	\$18,000

Search Result: 15 of 41