

**Columbia County Property Appraiser**

Jeff Hampton

**2024 Working Values**

updated: 3/14/2024

Parcel: << **07-4S-17-08106-108 (29570)** >>

**Owner & Property Info**

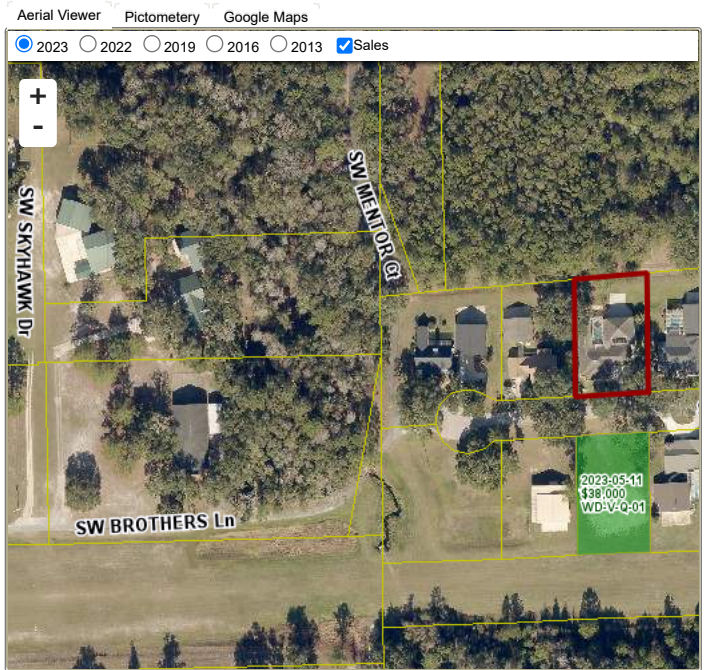
Result: 1 of 1

|              |  |              |          |
|--------------|--|--------------|----------|
| Owner        | <b>LAGONI WILLIAM A &amp; SUSAN L REVOCABLE TRUST</b><br>267 SW CHALLENGER LN<br>LAKE CITY, FL 32025   |              |          |
| Site         | 267 SW CHALLENGER LN, LAKE CITY  |              |          |
| Description* | LOT 8 COUNTRY LANDINGS S/D, 820-229, WD 1032-755, WD 1075-1730, WD 1154-2539, 2541, TR 1279-406, LE 1279-409, QC 1288-1864, 1885, QC 1411-230,253, QC 1428-2428, QC 1428-2452, |              |          |
| Area         | 0.497 AC   | S/T/R        | 07-4S-17 |
| Use Code**   | SINGLE FAMILY (0100)   | 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**

| 2023 Certified Values |  | 2024 Working Values |  |
|-----------------------|--|---------------------|--|
| Mkt Land              | \$28,000   | Mkt Land            | \$28,000   |
| Ag Land               | \$0  | Ag Land             | \$0  |
| Building              | \$384,011  | Building            | \$379,597  |
| XFOB                  | \$24,810   | XFOB                | \$24,205   |
| Just                  | \$436,821  | Just                | \$431,802  |
| Class                 | \$0  | Class               | \$0  |
| Appraised             | \$436,821  | Appraised           | \$431,802  |
| SOH Cap [?]           | \$137,780  | SOH Cap [?]         | \$123,790  |
| Assessed              | \$299,041  | Assessed            | \$308,012  |
| Exempt                | HX HB \$50,000                                       | Exempt              | HX HB \$50,000                                       |
| Total Taxable         | county:\$249,041 city:\$0 other:\$0 school:\$274,041 | Total Taxable       | county:\$258,012 city:\$0 other:\$0 school:\$283,012 |



**Sales History**

| Sale Date  | Sale Price | Book/Page | Deed | V/I | Qualification (Codes) | RCode |
|------------|------------|-----------|------|-----|-----------------------|-------|
| 1/20/2021  | \$100      | 1428/2452 | QC   | I   | U                     | 11    |
| 1/20/2021  | \$100      | 1428/2428 | QC   | I   | U                     | 11    |
| 4/22/2020  | \$100      | 1411/0253 | QC   | I   | U                     | 11    |
| 4/22/2020  | \$100      | 1411/0230 | QC   | I   | U                     | 11    |
| 1/12/2015  | \$100      | 1288/1885 | QC   | I   | U                     | 11    |
| 1/12/2015  | \$100      | 1288/1864 | QC   | I   | U                     | 11    |
| 7/2/2014   | \$100      | 1279/0409 | WD   | I   | U                     | 14    |
| 7/2/2014   | \$100      | 1279/0406 | TR   | I   | U                     | 11    |
| 6/27/2008  | \$0        | 1154/2539 | WD   | V   | U                     | 01    |
| 6/24/2008  | \$0        | 1154/2541 | WD   | V   | U                     | 01    |
| 2/15/2006  | \$96,000   | 1075/1730 | WD   | V   | U                     | 09    |
| 11/24/2004 | \$43,500   | 1032/0755 | WD   | V   | Q                     |       |

**Building Characteristics**

| Bldg Sketch | Description*      | Year Blt | Base SF | Actual SF | Bldg Value |
|-------------|-------------------|----------|---------|-----------|------------|
| Sketch      | SINGLE FAM (0100) | 2009     | 2328    | 5077      | \$379,597  |

\*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 | 2009     | \$3,458.00  | 1383.00 | 0 x 0 |
| 0280 | POOL R/CON | 2009     | \$13,709.00 | 288.00  | 0 x 0 |
| 0282 | POOL ENCL  | 2009     | \$7,038.00  | 1173.00 | 0 x 0 |

**Land Breakdown**

| Code | Desc      | Units               | Adjustments             | Eff Rate     | Land Value |
|------|-----------|---------------------|-------------------------|--------------|------------|
| 0100 | SFR (MKT) | 1.000 LT (0.497 AC) | 1.0000/1.0000 1.0000/ / | \$28,000 /LT | \$28,000   |