



Columbia County Property Appraiser

Jeff Hampton | Lake City, Florida | 386-758-1083

PARCEL: 31-5S-16-03744-203 (18603) | VACANT (0000) | 10.64 AC

(AKA LOT 3 PINE HILL UNREC) COMM NE COR, RUN W 685.72 FT, S 695.05 FT, S 17 DEG W 811.94 FT FOR POB, RUN N 75 DEG W 662.73 FT, S 13 DEG W 725.59 FT TO

BROWN WILLIAM OTHEL

Owner: 4361 80TH AVE N
PINELLAS PARK, FL 33781

Site: 1174 SW GRAPE ST, LAKE
CITY

Sales 10/18/2024 \$145,000 I (Q)
Info 10/2/2024 \$100 I (U)
1/6/2022 \$66,700 I (U)

2025 Working Values

Mkt Lnd	\$101,080	Appraised	\$109,580
Ag Lnd	\$0	Assessed	\$109,580
Bldg	\$0	Exempt	\$0
XFOB	\$8,500		
Just	\$109,580	Total	county:\$109,580
		Taxable	city:\$0
			other:\$0
			school:\$109,580

NOTES:

Columbia County, FL



The information presented on this website was derived from data which was compiled by the Columbia County Property Appraiser solely for the governmental purpose of property assessment. This information should not be relied upon by anyone as a determination of the ownership of property or market value. The GIS Map image is not a survey and shall not be used in a Title Search or any official capacity. No warranties, expressed or implied, are provided for the accuracy of the data herein, its use, or its interpretation. This website was last updated: 8/7/2025 and may not reflect the data currently on file at our office.

GrizzlyLogic.com

Columbia County Property Appraiser

Jeff Hampton

2025 Working Values

updated: 8/7/2025

Parcel: << 31-55-16-03744-203 (18603) >>

Owner & Property Info

Result: 1 of 1

Owner	BROWN WILLIAM OTHEL 4361 80TH AVE N PINELLAS PARK, FL 33781		
Site	1174 SW GRAPE ST, LAKE CITY		
Description*	(AKA LOT 3 PINE HILL UNREC) COMM NE COR, RUN W 685.72 FT, S 695.05 FT, S 17 DEG W 811.94 FT FOR POB, RUN N 75 DEG W 682.73 FT, S 13 DEG W 725.59 FT TO C/L OF GAS LINE EASEMENT S 75 DEG E 614.89 FT, N 17 DEG E 725.56 FT TO POB. WD 918-1780, 919-2025, WD 10 ...more>>>		
Area	10.64 AC	S/T/R	31-55-16
Use Code**	VACANT (0000)	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

2024 Certified Values		2025 Working Values	
Mkt Land	\$95,760	Mkt Land	\$101,080
Ag Land	\$0	Ag Land	\$0
Building	\$0	Building	\$0
XFOB	\$5,500	XFOB	\$8,500
Just	\$101,260	Just	\$109,580
Class	\$0	Class	\$0
Appraised	\$101,260	Appraised	\$109,580
SOH/10% Cap	\$32,873	SOH/10% Cap	\$0
Assessed	\$101,260	Assessed	\$109,580
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$68,387 city:\$0 other:\$0 school:\$101,260	Total Taxable	county:\$109,580 city:\$0 other:\$0 school:\$109,580

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
10/18/2024	\$145,000	1525 / 2327	WD	I	Q	01
10/2/2024	\$100	1524 / 2586	WD	I	U	11
1/6/2022	\$66,700	1524 / 1054	CD	I	U	11
11/1/2017	\$10,100	1348 / 866	CT	V	U	18
5/1/2016	\$0	1314 / 2354	QC	V	U	12
3/22/2016	\$99,700	1311 / 2132	QC	V	U	12
12/7/2015	\$100	1305 / 5658	QC	V	U	16
12/7/2015	\$100	1305 / 1458	QC	V	U	11
5/14/2002	\$36,000	1026 / 2373	WD	V	Q	01
5/9/2002	\$36,000	1032 / 2401	CD	V	Q	
1/31/2001	\$100	919 / 2025	QC	V	Q	01
1/23/2001	\$23,300	918 / 1780	QC	V	Q	01

Building Characteristics

Rldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
			NONE		

Extra Features & Out Buildings

Code	Desc	Year Blt	Value	Units	Dims
0296	SHED METAL	2020	\$1,500.00	1.00	0 x 0
9945	Wall/Sept		\$7,000.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0000	VAC RES (MKT)	10.640 AC	1.0000/1.0000 1.0000/ /	\$9,500 /AC	\$101,080

Search Result: 1 of 1

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Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales

