

Columbia County Property Appraiser

Jeff Hampton

2021 Working Values

updated: 9/16/2021

Parcel: << 11-4S-16-02905-417 (12902) >>

Owner & Property Info

Result: 31 of 47

Owner	MURPHY ANDREW JR 322 SW STORY PL LAKE CITY, FL 32024		
Site	322 SW STORY PI, LAKE CITY		
Description*	LOT 17 CREST POINTE S/D. 982-1755, WD 1015-1476, WD 1022-2348, DC 1035-1648, WD 1055-1531, WD 1438-2124,		
Area	0.79 AC	S/T/R	11-4S-16
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

2020 Certified Values		2021 Working Values	
Mkt Land	\$18,000	Mkt Land	\$18,000
Ag Land	\$0	Ag Land	\$0
Building	\$122,242	Building	\$132,114
XFOB	\$7,438	XFOB	\$7,438
Just	\$147,680	Just	\$157,552
Class	\$0	Class	\$0
Appraised	\$147,680	Appraised	\$157,552
SOH Cap [?]	\$15,864	SOH Cap [?]	\$23,891
Assessed	\$131,816	Assessed	\$133,661
Exempt	HX H3 \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$81,816 city:\$81,816 other:\$81,816 school:\$106,816	Total Taxable	county:\$83,661 city:\$0 other:\$0 school:\$108,661

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
5/27/2021	\$223,000	1438/2124	WD	I	Q	01
8/16/2005	\$145,000	1055/1531	WD	I	Q	
8/4/2004	\$136,000	1022/2348	WD	I	U	01
5/14/2004	\$135,000	1015/1476	WD	I	Q	
5/2/2003	\$106,500	0982/1755	WD	I	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2003	1569	2441	\$132,114

*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	2003	\$1,670.00	835.00	0 x 0
0166	CONC,PAVMT	2003	\$1,968.00	984.00	0 x 0
0169	FENCE/WOOD	2009	\$1,200.00	1.00	0 x 0
0296	SHED METAL	2014	\$2,600.00	1.00	0 x 0

▼ **Land Breakdown**

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (0.790 AC)	1.0000/1.0000 1.0000/ /	\$18,000 /LT	\$18,000

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by: GrizzlyLogic.com

NOTICE OF COMMENCEMENT

Tax Parcel Identification Number:

11-4S-16-02905-417 (12902)

Clerk's Office Stamp

THE UNDERSIGNED hereby gives notice that improvements will be made to certain real property, and in accordance with Section 713.13 of the Florida Statutes, the following information is provided in this NOTICE OF COMMENCEMENT.

1. Description of property (legal description): LOT 17 CREST POINTE S/O

a) Street (job) Address: 322 SW STORY PL

2. General description of improvements: RE-ROOF

3. Owner information or Lessee information if the Lessee contracted for the improvements:

a) Name and address: ANDREW MURPHY

b) Name and address of fee simple titleholder (if other than owner)

c) Interest in property

4. Contractor Information

a) Name and address: RICHARD DORMAN

b) Telephone No.: 352-581-7333

6650 S PINE AVE OCALA FL 34480

5. Surety Information (if applicable, a copy of the payment bond is attached):

a) Name and address:

b) Amount of Bond:

c) Telephone No.:

6. Lender

a) Name and address:

b) Phone No.:

7. Person within the State of Florida designated by Owner upon whom notices or other documents may be served as provided by Section 713.13(1)(a)7., Florida Statutes:

a) Name and address:

b) Telephone No.:

8. In addition to himself or herself, Owner designates the following person to receive a copy of the Lienor's Notice as provided in Section 713.13(1)(b), Florida Statutes:

a) Name:

OF

b) Telephone No.:

9. Expiration date of Notice of Commencement (the expiration date will be 1 year from the date of recording unless a different date is specified):

WARNING TO OWNER: ANY PAYMENTS MADE BY THE OWNER AFTER THE EXPIRATION OF THE NOTICE OF COMMENCEMENT ARE CONSIDERED IMPROPER PAYMENTS UNDER CHAPTER 713, PART I, SECTION 713.13, FLORIDA STATUTES, AND CAN RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY; A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.

STATE OF FLORIDA
COUNTY OF COLUMBIA

10.

Signature of Owner or Lessee, or Owner's or Lessee's Authorized Office/Director/Partner/Manager

Andrew Murphy Jr.
Printed Name and Signatory's Title/Office

The foregoing instrument was acknowledged before me, a Florida Notary, this 7 day of October, 2021, by:

Andrew Murphy as Home Owner for Rusty Pros USA
(Name of Person) (Type of Authority) (name of party on behalf of whom instrument was executed)

Personally Known OR Produced Identification Type FLID M660-001-84-042-0

Notary Signature

Notary Stamp or Seal:



JACOB MACHULA
Commission # HH 16864
Expires August 24, 2025
Bonded thru Troy Fain Insurance \$50K.



JACOB MACHULA
Commission # HH 16864
Expires August 24, 2025
Bonded thru Troy Fain Insurance