

Columbia County Property Appraiser

Jeff Hampton

2023 Working Values

updated: 2/2/2023

Parcel: << 07-2S-17-04679-002 (23884) >>

Aerial Viewer Pictometry Google Maps

☒ 2022 ☐ 2019 ☐ 2016 ☐ 2013 ☐ 2010 ☐ Sales

Owner & Property Info

Result: 1 of 1

| | | | |
|--------------|--|--------------|----------|
| Owner | WATSON CYNTHIA ANDERSON 433 NW RALEIGH ANDERSON WAY WHITE SPRINGS, FL 32096 | | |
| Site | 433 NW RALEIGH ANDERSON WAY, LAKE CITY | | |
| Description* | COMM AT SW COR OF SEC RUN N 1756.78 TO POB. CONT N 210 FT. TO A POINT MARKING THE NW COR OF THE S 60.00 AC OF THE W 1/2 OF THE SW1/4, CONT N ALONG THE W LINE 210.00 FT, E 210.00 FT, S 420.00 FT, W 210.00 FT, TO POB. WD 1202-1250 & 1252. | | |
| Area | 2.02 AC | S/T/R | 07-2S-17 |
| Use Code** | MOBILE HOME (0200) | 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

| 2022 Certified Values | | 2023 Working Values | |
|-----------------------|--|---------------------|--|
| Mkt Land | \$14,746 | Mkt Land | \$14,746 |
| Ag Land | \$0 | Ag Land | \$0 |
| Building | \$114,561 | Building | \$114,561 |
| XFOB | \$0 | XFOB | \$0 |
| Just | \$129,307 | Just | \$129,307 |
| Class | \$0 | Class | \$0 |
| Appraised | \$129,307 | Appraised | \$129,307 |
| SOH Cap [?] | \$44,698 | SOH Cap [?] | \$42,160 |
| Assessed | \$84,609 | Assessed | \$87,147 |
| Exempt | HX HB \$50,000 | Exempt | HX HB \$50,000 |
| Total Taxable | county:\$34,609 city:\$0 other:\$0 school:\$59,609 | Total Taxable | county:\$37,147 city:\$0 other:\$0 school:\$62,147 |



Sales History

| Sale Date | Sale Price | Book/Page | Deed | V/I | Qualification (Codes) | RCode |
|-----------|------------|-----------|------|-----|-----------------------|-------|
| 9/21/2010 | \$100 | 1202/1250 | WD | V | U | 11 |
| 7/15/2010 | \$100 | 1202/1252 | WD | V | U | 11 |

Building Characteristics

| Bldg Sketch | Description* | Year Blt | Base SF | Actual SF | Bldg Value |
|-------------|----------------|----------|---------|-----------|------------|
| Sketch | MANUF 1 (0201) | 2012 | 2020 | 2188 | \$114,561 |

*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 |
|------|------|----------|-------|-------|------|
| NONE | | | | | |

Land Breakdown

| Code | Desc | Units | Adjustments | Eff Rate | Land Value |
|------|--------------|----------|-------------------------|-------------|------------|
| 0200 | MBL HM (MKT) | 2.020 AC | 1.0000/1.0000 1.0000/ / | \$7,300 /AC | \$14,746 |

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