

Columbia County Property Appraiser

Jeff Hampton

2022 Working Values

updated: 3/31/2022

Parcel: << **08-2S-17-04694-001 (23916)** >>

Owner & Property Info

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Owner	THOMAS LINDA GAIL 9779 N US HIGHWAY 441 LAKE CITY, FL 32055		
Site	9717 N US HIGHWAY 441, LAKE CITY		
Description*	ALL OF N1/2 OF SE1/4 LYING E OF US-441, EX 5.41 AC DESC IN ORB 827-1884. ORB 350-101, DC 1266-2315, LE 1283-65		
Area	4.59 AC	S/T/R	08-2S-17
Use Code**	IMPROVED AG (5000)	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

2021 Certified Values		2022 Working Values	
Mkt Land	\$7,950	Mkt Land	\$6,700
Ag Land	\$1,133	Ag Land	\$1,133
Building	\$122,775	Building	\$131,543
XFOB	\$2,000	XFOB	\$3,250
Just	\$147,995	Just	\$156,763
Class	\$133,858	Class	\$142,626
Appraised	\$133,858	Appraised	\$142,626
SOH Cap [?]	\$73,797	SOH Cap [?]	\$80,797
Assessed	\$60,061	Assessed	\$61,829
Exempt	HX HB WX \$35,561	Exempt	HX HB WX \$37,329
Total Taxable	county:\$24,500 city:\$0 other:\$0 school:\$34,561	Total Taxable	county:\$24,500 city:\$0 other:\$0 school:\$36,329

Aerial Viewer Pictometry Google Maps



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
10/13/2014	\$100	1283/0065	LE	I	U	14

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1945	2327	4515	\$131,543

*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
0190	FPLC PF	0	\$1,200.00	1.00	0 x 0
0294	SHED WOOD/VINYL	0	\$200.00	1.00	10 x 23
0070	CARPORT UF	0	\$250.00	1.00	24 x 22
0070	CARPORT UF	0	\$200.00	1.00	28 x 48

0021	BARN,FR AE	0	\$150.00	1.00	15 x 20
9947	Septic		\$1,250.00	1.00	0 x 0

▼ **Land Breakdown**

Code	Desc	Units	Adjustments	Eff Rate	Land Value
5500	TIMBER 2 (AG)	2.590 AC	1.0000/1.0000 1.0000/ /	\$422 /AC	\$1,093
0100	SFR (MKT)	1.000 AC	1.0000/1.0000 1.0000/ /	\$6,700 /AC	\$6,700
5910	SWAMP/CYPRESS (AG)	1.000 AC	1.0000/1.0000 1.0000/ /	\$40 /AC	\$40
9910	MKT.VAL.AG (MKT)	3.590 AC	1.0000/1.0000 1.0000/ /	\$4,254 /AC	\$15,270

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