

Columbia County Property Appraiser  
Jeff Hampton

2024 Working Values  
updated: 12/28/2023

Parcel: << 00-00-00-01438-010 (4204) >>

Owner & Property Info

Result: 1 of 1

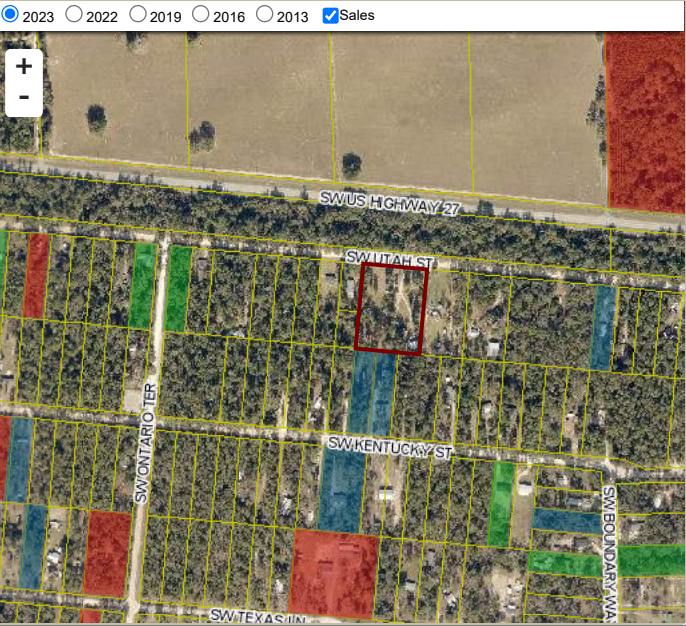
Owner	EAKINS SAMUEL W 626 SW UTAH ST FORT WHITE, FL 32038		
Site	626 SW UTAH ST, FORT WHITE		
Description*	LOTS 10 - 12 BLOCK 4 UNIT 23 THREE RIVERS ESTATES. 465-693, 768-1213, WD 1077-1482, CT 1340-1460, QC 1349-2614, WD 1356-1358, WD 1365-1807.		
Area	2.754 AC	S/T/R	24-6S-15
Use Code**	SINGLE FAMILY (0100)	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

2023 Certified Values		2024 Working Values	
Mkt Land	\$38,250	Mkt Land	\$38,250
Ag Land	\$0	Ag Land	\$0
Building	\$188,731	Building	\$186,484
XFOB	\$8,174	XFOB	\$8,174
Just	\$235,155	Just	\$232,908
Class	\$0	Class	\$0
Appraised	\$235,155	Appraised	\$232,908
SOH Cap [?]	\$75,527	SOH Cap [?]	\$68,491
Assessed	\$159,628	Assessed	\$164,417
Exempt	HX HB \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$109,628 city:\$0 other:\$0 school:\$134,628	Total Taxable	county:\$114,417 city:\$0 other:\$0 school:\$139,417

Aerial Viewer Pictometry Google Maps



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
7/27/2018	\$203,000	1365/1807	WD	I	Q	01
3/3/2018	\$120,000	1356/1358	WD	I	U	12
9/12/2017	\$100	1349/2614	QC	I	U	11
6/28/2017	\$100	1340/1460	CT	I	U	18
9/22/1992	\$7,800	0768/1213	WD	V	U	35
9/22/1992	\$7,800	0768/1213	WD	V	U	35

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2006	1858	2950	\$186,484

\*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
0294	SHED WOOD/VINYL	2006	\$2,400.00	240.00	10 x 24
0296	SHED METAL	2006	\$3,024.00	336.00	12 x 28
0170	FPLC 2STRY	1993	\$2,750.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	2.000 LT (1.836 AC)	1.0000/1.0000 1.0000/.8500000 /	\$12,750 /LT	\$25,500
0000	VAC RES (MKT)	1.000 LT (0.918 AC)	1.0000/1.0000 1.0000/.8500000 /	\$12,750 /LT	\$12,750

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