

Columbia County Property Appraiser

Jeff Hampton

2021 Working Values

updated: 9/2/2021

Parcel: << **27-4S-16-03199-470 (15748)** >>

Owner & Property Info

Owner	MIROV TRAIAN L MIROV KATHLEEN L 513 SW BRANDY WAY LAKE CITY, FL 32024		
Site	513 SW BRANDY Way, LAKE CITY		
Description*	LOT 70 SPRINGFIELD ESTATES PHASE 3. ORB 755-1047, WD 1057-1108, WD 1163-2057, WD 1169-1446, WD 1229-827, WD 1322-1665,		
Area	0.503 AC	S/T/R	27-4S-16
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

2020 Certified Values		2021 Working Values	
Mkt Land	\$18,000	Mkt Land	\$18,000
Ag Land	\$0	Ag Land	\$0
Building	\$111,483	Building	\$132,362
XFOB	\$17,198	XFOB	\$17,198
Just	\$146,681	Just	\$167,560
Class	\$0	Class	\$0
Appraised	\$146,681	Appraised	\$167,560
SOH Cap [?]	\$18,322	SOH Cap [?]	\$37,404
Assessed	\$128,359	Assessed	\$130,156
Exempt	HX H3 \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$78,359 city:\$78,359 other:\$78,359 school:\$103,359	Total Taxable	county:\$80,156 city:\$0 other:\$0 school:\$105,156

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
9/23/2016	\$120,000	1322/1665	WD	I	Q	01
10/12/2011	\$100	1229/0827	WD	I	U	30
3/9/2009	\$100	1169/1446	WD	I	U	11
11/18/2008	\$100	1163/2057	WD	I	U	01
9/1/2005	\$150,000	1057/1108	WD	I	Q	
1/17/1992	\$67,500	0755/1047	WD	I	U	

▼ Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1992	1572	2594	\$132,362

*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	0	\$1,920.00	960.00	16 x 60
0180	FPLC 1STRY	0	\$2,000.00	1.00	0 x 0

0280	POOL R/CON	1996	\$9,728.00	512.00	32 x 16
0166	CONC,PAVMT	1996	\$1,000.00	1.00	0 x 0
0169	FENCE/WOOD	1993	\$1,350.00	300.00	0 x 0
0294	SHED WOOD/VINYL	2007	\$1,200.00	1.00	0 x 0

▼ **Land Breakdown**

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (0.503 AC)	1.0000/1.0000 1.0000/ /	\$18,000 /LT	\$18,000