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# Columbia County Property Appraiser

CAMA updated: 6/7/2012

**2011 Tax Year**

Tax Collector

Tax Estimator

Property Card

Parcel List Generator

**Parcel:** 28-3S-16-02372-438

&lt;&lt; Next Lower Parcel

Next Higher Parcel &gt;&gt;

Interactive GIS Map

Print

**Owner & Property Info**

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Owner's Name	FOURAKER RICHARD & JANA		
Mailing Address	450 NW ZACK DR LAKE CITY, FL 32055		
Site Address	450 NW ZACK DR		
Use Desc. (code)	SINGLE FAM (000100)		
Tax District	2 (County)	Neighborhood	28316
Land Area	0.500 ACRES	Market Area	06
Description	NOTE: This description is not to be used as the Legal Description for this parcel in any legal transaction.		
LOT 138 EMERALD LAKES PHASE 4. ORB 814-1147,855-2153,PROB 988-1737,988-1755,ORB 1001- 1913,WD 1002-1927,WD 1233-365			

**Property & Assessment Values**

2011 Certified Values		
Mkt Land Value	cnt: (0)	\$20,736.00
Ag Land Value	cnt: (1)	\$0.00
Building Value	cnt: (1)	\$139,996.00
XFOB Value	cnt: (6)	\$16,200.00
Total Appraised Value		\$176,932.00
Just Value		\$176,932.00
Class Value		\$0.00
Assessed Value		\$176,932.00
Exempt Value	(code: HX)	\$50,000.00
Total Taxable Value	Cnty: \$126,932 Other: \$126,932   Schl: \$151,932	

**2012 Working Values****NOTE:**

2012 Working Values are NOT certified values and therefore are subject to change before being finalized for ad valorem assessment purposes.

[Show Working Values](#)
**Sales History**

Show Similar Sales within 1/2 mile

Sale Date	OR Book/Page	OR Code	Vacant / Improved	Qualified Sale	Sale RCode	Sale Price
4/12/2012	1233/365	WD	I	Q	01	\$257,142.00
12/15/2003	1002/1927	WD	I	Q		\$210,000.00
3/26/1998	855/2153	WD	V	Q		\$13,500.00

**Building Characteristics**

Bldg Item	Bldg Desc	Year Blt	Ext. Walls	Heated S.F.	Actual S.F.	Bldg Value
1	SINGLE FAM (000100)	1998	COMMON BRK (19)	2711	3751	\$178,574.00
Note: All S.F. calculations are based on exterior building dimensions.						

**Extra Features & Out Buildings**

Code	Desc	Year Blt	Value	Units	Dims	Condition (% Good)
0280	POOL R/CON	1998	\$6,059.00	0000459.000	17 x 27 x 0	(000.00)
0264	PRCH,FSP	1998	\$4,704.00	0001176.000	28 x 42 x 0	(000.00)
0166	CONC,PAVMT	1998	\$2,991.00	0001994.000	0 x 0 x 0	(000.00)

0190	FPLC PF	1998	\$1,200.00	0000001.000	0 x 0 x 0	(000.00)
0060	CARPORT F	1998	\$938.00	0000250.000	10 x 25 x 0	AP (025.00)

**Land Breakdown**

Lnd Code	Desc	Units	Adjustments	Eff Rate	Lnd Value
000100	SFR (MKT)	1 LT - (0000000.500AC)	1.00/1.00/1.00/1.00	\$14,929.92	\$14,929.00

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**DISCLAIMER**

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