

Columbia County Property Appraiser

Jeff Hampton

2023 Working Values

updated: 9/7/2023

Parcel: << 17-4S-16-03051-107 (14175) >>

Owner & Property Info

Result: 1 of 1

Owner	LESLIE PHYLLIS 271 SW ABODE POINTE LN LAKE CITY, FL 32024		
Site	271 SW ADOBE POINTE LN, LAKE CITY		
Description*	LOT 7 SOUTH POINTE S/D. 940-59, DC 1368-461,		
Area	5.48 AC	S/T/R	17-4S-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

2022 Certified Values		2023 Working Values	
Mkt Land	\$45,000	Mkt Land	\$45,000
Ag Land	\$0	Ag Land	\$0
Building	\$311,497	Building	\$340,464
XFOB	\$9,348	XFOB	\$9,348
Just	\$365,845	Just	\$394,812
Class	\$0	Class	\$0
Appraised	\$365,845	Appraised	\$394,812
SOH Cap [?]	\$90,764	SOH Cap [?]	\$111,479
Assessed	\$275,081	Assessed	\$283,333
Exempt	HX HB VX \$55,000	Exempt	HX HB VX \$55,000
Total Taxable	county:\$220,081 city:\$0 other:\$0 school:\$245,081	Total Taxable	county:\$228,333 city:\$0 other:\$0 school:\$253,333

Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
11/16/2001	\$39,900	0940/0059	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2004	2699	3959	\$340,464

*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	2004	\$9,348.00	4674.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (5.480 AC)	1.0000/1.0000 1.0000/ /	\$45,000 /LT	\$45,000