

Columbia County Property Appraiser

Jeff Hampton

2025 Working Values

updated: 10/24/2024

Parcel: << 03-4S-16-02739-236 (11565) >>

Owner & Property Info

Result: 1 of 1

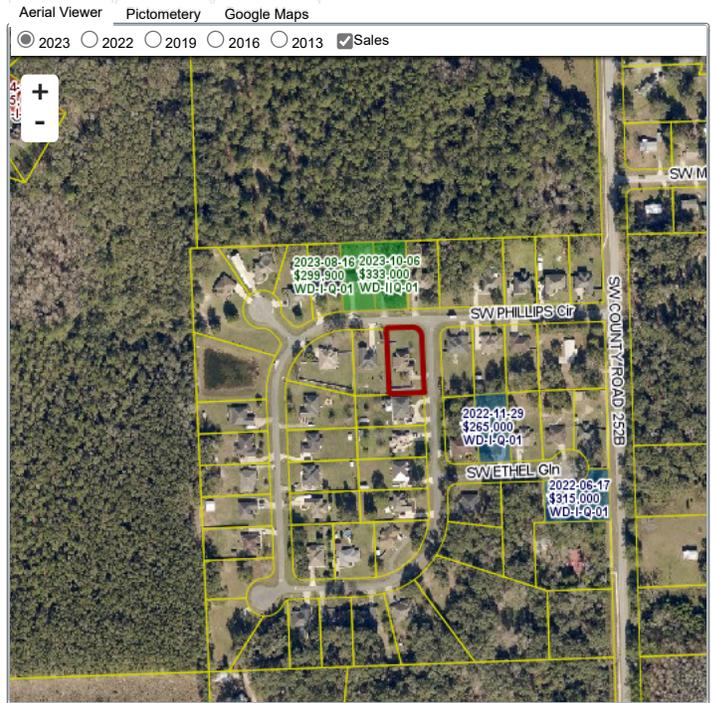
Owner	JUSINO CESAR JUSINO JAZELLE P O BOX 891 LAKE CITY, FL 32056-0891		
Site	224 SW PHILLIPS CIR, LAKE CITY		
Description*	LOT 36 TURKEY RUN S/D. ORB 998 -439, WD 1020-478.		
Area	0.51 AC	S/T/R	03-4S-16
Use Code**	SINGLE FAMILY (0100)	Tax District	2

*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

2024 Certified Values		2025 Working Values	
Mkt Land	\$30,000	Mkt Land	\$30,000
Ag Land	\$0	Ag Land	\$0
Building	\$234,573	Building	\$234,573
XFOB	\$7,834	XFOB	\$7,834
Just	\$272,407	Just	\$272,407
Class	\$0	Class	\$0
Appraised	\$272,407	Appraised	\$272,407
SOH/10% Cap	\$98,352	SOH/10% Cap	\$93,130
Assessed	\$174,055	Assessed	\$179,277
Exempt	HX HB \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$124,055 city:\$0 other:\$0 school:\$149,055	Total Taxable	county:\$129,277 city:\$0 other:\$0 school:\$154,277

NOTE: Property ownership changes can cause the Assessed value of the property to reset to full Market value, which could result in higher property taxes.



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
6/30/2004	\$178,000	1020 / 478	WD	I	Q	
10/23/2003	\$17,500	998 / 439	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2004	1956	2859	\$234,573

*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

Code	Desc	Year Blt	Value	Units	Dims
0190	FPLC PF	2004	\$1,200.00	1.00	0 x 0
0166	CONC.PAVMT	2004	\$2,734.00	1367.00	0 x 0
0169	FENCE/WOOD	2014	\$3,900.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (0.510 AC)	1.0000/1.0000 1.0000/ /	\$30,000 /LT	\$30,000

Search Result: 1 of 1

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