

Columbia County Property Appraiser

Jeff Hampton

2023 Working Values

updated: 9/14/2023

Parcel: << 26-3S-16-02308-083 (8385) >>

Aerial Viewer Pictometry Google Maps

Owner & Property Info

Result: 1 of 1

Owner	BRAWLEY LAURIE BRADY WILLIAM THOMAS 3032 PHILADELPHIA RD LAWNDALE, NC 28090		
Site	1290 NW FRONTIER DR, LAKE CITY		
Description*	LOT 6 FAIRWAY VIEW UNIT 4. LE 1354-559, DC 1446-497, WD 1446-499, WD 1454-505		
Area	0.4 AC	S/T/R	26-3S-16
Use Code**	SINGLE FAMILY (0100)	Tax District	2

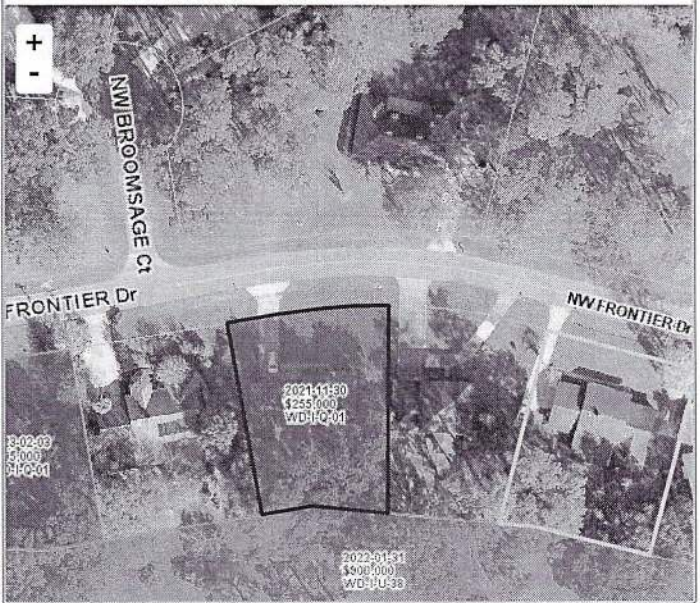
*The Description above is not to be used as the Legal Description for this parcel in any legal transaction.

**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

2022 Certified Values		2023 Working Values	
Mkt Land	\$28,200	Mkt Land	\$36,000
Ag Land	\$0	Ag Land	\$0
Building	\$218,406	Building	\$241,619
XFOB	\$4,150	XFOB	\$4,150
Just	\$250,756	Just	\$281,769
Class	\$0	Class	\$0
Appraised	\$250,756	Appraised	\$281,769
SOH Cap [?]	\$0	SOH Cap [?]	\$5,937
Assessed	\$250,756	Assessed	\$281,769
Exempt	\$0	Exempt	\$0
Total	county:\$250,756 city:\$0 other:\$0 school:\$250,756	Total	county:\$275,832 city:\$0 other:\$0 school:\$281,769
Taxable		Taxable	

2023 2022 2019 2016 2013 Sales



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
11/30/2021	\$255,000	1454/0505	WD	I	Q	01
8/20/2021	\$219,500	1446/0499	WD	I	U	37
2/6/2018	\$100	1354/0559	LE	I	U	11
2/1/1985	\$18,000	0556/0573	WD	I	U	01
8/1/1984	\$18,000	0544/0292	WD	I	U	01

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1985	2476	3425	\$241,619

*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	\$1,250.00	1.00	0 x 0
0180	FPLC 1STRY	0	\$2,000.00	1.00	0 x 0
0258	PATIO	1993	\$900.00	360.00	10 x 36

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0140	SFR GOLF (MKT)	1.000 LT (0.400 AC)	1.0000/1.0000 1.0000/1.2000000 /	\$36,000 /LT	\$36,000