

Columbia County Property Appraiser

Jeff Hampton

2023 Working Values

updated: 10/20/2022

Parcel: << **27-2S-16-01770-140 (5618)** >>

Owner & Property Info

Result: 1 of 8

Owner	SCOTT WILLIAM SCOTT CARMEN P O BOX 609 WHITE SPRINGS, FL 32096		
Site	7392 NW US HIGHWAY 41, LAKE CITY		
Description*	LOT 40 BLOCK A COUNTRY LANE ESTATES S/D. ORB 682-200, 795-1606. PROBATE 1074-238 THRU 258, QCD 1074-264, WD 1074-265.		
Area	5.01 AC	S/T/R	27-2S-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	\$34,000	Mkt Land	\$34,000
Ag Land	\$0	Ag Land	\$0
Building	\$284,521	Building	\$284,521
XFOB	\$11,210	XFOB	\$11,210
Just	\$329,731	Just	\$329,731
Class	\$0	Class	\$0
Appraised	\$329,731	Appraised	\$329,731
SOH Cap [?]	\$86,447	SOH Cap [?]	\$79,148
Assessed	\$243,284	Assessed	\$250,583
Exempt	HX HB \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$193,284 city:\$0 other:\$0 school:\$218,284	Total Taxable	county:\$200,583 city:\$0 other:\$0 school:\$225,583



▼ Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
2/10/2006	\$30,000	1074/0265	WD	V	U	08
3/18/2004	\$100	1074/0264	QC	V	U	01
4/21/1994	\$10,995	0795/1606	WD	V	Q	

▼ Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2007	2399	4086	\$284,521

*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
0180	FPLC 1STRY	2007	\$2,000.00	1.00	0 x 0
0166	CONC,PAVMT	2007	\$9,210.00	3684.00	0 x 0

▼ Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
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0100

SFR (MKT)

1.000 LT (5.010 AC)

1.0000/1.0000 1.0000/.8500000 /

\$34,000 /LT

\$34,000

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