

Columbia County Property Appraiser

Jeff Hampton

2024 Working Values  
updated: 7/25/2024

Parcel: << 26-7S-16-04323-012 (22979) >>

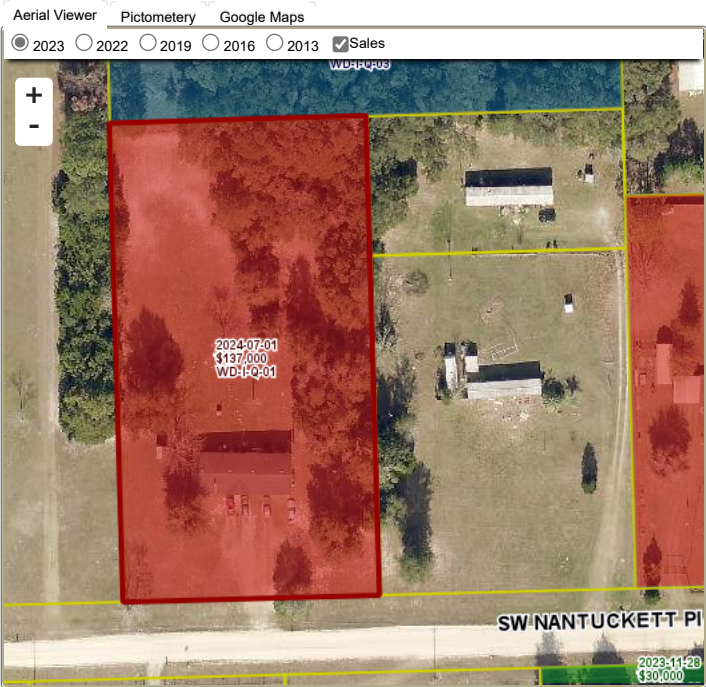
Owner & Property Info

Owner	BARNETT GEORGE BARNETT MARY C PO BOX 2621 HIGH SPRINGS, FL 32655		
Site	331 SW NANTUCKETT PL, FORT WHITE		
Description*	LOT 12 FAIRVIEW ESTATES S/D. 495-258, 847-379, 863-626, WD 1045-2943, WD 1096-839, WD 1518-621,		
Area	1.72 AC	S/T/R	26-7S-16
Use Code**	MOBILE HOME (0200)	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

2023 Certified Values		2024 Working Values	
Mkt Land	\$23,000	Mkt Land	\$28,750
Ag Land	\$0	Ag Land	\$0
Building	\$115,974	Building	\$124,259
XFOB	\$8,500	XFOB	\$8,500
Just	\$147,474	Just	\$161,509
Class	\$0	Class	\$0
Appraised	\$147,474	Appraised	\$161,509
SOH Cap [?]	\$27,090	SOH Cap [?]	\$29,087
Assessed	\$147,474	Assessed	\$161,509
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$120,384 city:\$0 other:\$0 school:\$147,474	Total Taxable	county:\$132,422 city:\$0 other:\$0 school:\$161,509



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
7/1/2024	\$137,000	1518 / 621	WD	I	Q	01
9/13/2006	\$142,900	1096 / 839	WD	I	Q	
4/13/2005	\$23,500	1045 / 2943	WD	V	Q	
7/27/1998	\$9,000	863 / 626	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
<a href="#">Sketch</a>	MANUF 1 (0201)	2005	2280	2280	\$124,259

\*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	2005	\$1,200.00	1.00	0 x 0
0296	SHED METAL	2010	\$300.00	1.00	0 x 0
9945	Well/Sept		\$7,000.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0200	MBL HM (MKT)	1.000 LT (1.720 AC)	1.0000/1.0000 1.0000/1.1500000 /	\$28,750 /LT	\$28,750