

Columbia County Property Appraiser

Jeff Hampton

2022 Working Values

updated: 8/25/2022

Parcel: << 12-3S-15-00167-206 (522) >>

Owner & Property Info

Result: 1 of 1

Owner	KLINE RYAN 352 NW INDIAN POND CT LAKE CITY, FL 32055		
Site	352 NW INDIAN POND Ct, LAKE CITY		
Description*	LOT 6 BLOCK A OAKHAVEN S/D UNIT 2. 856-1017, PB 1452-327, DC 1453-394, PR 1460-1845,		
Area	4.01 AC	S/T/R	12-3S-15E
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

2021 Certified Values		2022 Working Values	
Mkt Land	\$24,500	Mkt Land	\$40,000
Ag Land	\$0	Ag Land	\$0
Building	\$175,592	Building	\$186,886
XFOB	\$5,680	XFOB	\$5,680
Just	\$205,772	Just	\$232,566
Class	\$0	Class	\$0
Appraised	\$205,772	Appraised	\$232,566
SOH Cap [?]	\$40,664	SOH Cap [?]	\$0
Assessed	\$165,108	Assessed	\$232,566
Exempt	HX HB SX \$100,000	Exempt	\$0
Total Taxable	county:\$65,108 city:\$0 other:\$0 school:\$140,108	Total Taxable	county:\$232,566 city:\$0 other:\$0 school:\$232,566



▼ Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
2/17/2022	\$255,000	1460/1845	PR	I	U	19
4/1/1998	\$27,900	0856/1017	WD	V	Q	

▼ Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1999	1708	2696	\$186,886

*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	1999	\$600.00	400.00	20 x 20
0169	FENCE/WOOD	1999	\$4,480.00	1600.00	0 x 0
0294	SHED WOOD/VINYL	2013	\$500.00	1.00	0 x 0
0252	LEAN-TO W/O FLOOR	2016	\$100.00	1.00	0 x 0

▼ Land Breakdown

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Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (4.010 AC)	1.0000/1.0000 1.0000/ /	\$40,000 /LT	\$40,000

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