

Columbia County Property Appraiser

Jeff Hampton

2025 Working Values
updated: 4/24/2025

Parcel: << 08-6S-17-09626-112 (35449) >>

Owner & Property Info

Result: 5 of 13

Owner	HOLMES MISTI M 997 SW NEWTON CIRCLE FORT WHITE, FL 32038		
Site	997 SW NEWTON CIR, FORT WHITE		
Description*	LOT 12 TUSTENUGGEE HILLS S/D. 730-036, 749-1282, 837-1714, 896-2515, QC 1168-2667,		
Area	4.02 AC	S/T/R	08-6S-17
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

2024 Certified Values		2025 Working Values	
Mkt Land	\$40,200	Mkt Land	\$40,200
Ag Land	\$0	Ag Land	\$0
Building	\$18,065	Building	\$18,722
XFOB	\$8,400	XFOB	\$8,400
Just	\$66,665	Just	\$67,322
Class	\$0	Class	\$0
Appraised	\$66,665	Appraised	\$67,322
SOH/10% Cap	\$25,703	SOH/10% Cap	\$25,172
Assessed	\$40,962	Assessed	\$42,150
Exempt	HX HB	Exempt	HX HB
	\$25,000		\$25,000
Total Taxable	county:\$15,962 city:\$0 other:\$0 school:\$15,962	Total Taxable	county:\$17,150 city:\$0 other:\$0 school:\$17,150

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
12/18/2014	\$100	1287 / 2347	WD	I	U	11
3/4/2009	\$100	1168 / 2667	QC	I	U	11
2/10/2000	\$12,900	896 / 2515	WD	V	U	08
2/28/1997	\$11,600	837 / 1714	QC	V	Q	01
5/15/1993	\$12,995	786 / 2037	AG	V	U	13
8/7/1991	\$0	749 / 1282	QC	V	U	12
4/23/1990	\$12,500	730 / 036	AG	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	MOBILE HME (0800)	1985	924	924	\$18,722

*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
0294	SHED WOOD/VINYL	2013	\$1,200.00	1.00	0 x 0
0081	DECKING WITH RAILS	2013	\$200.00	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)	4.020 AC	1.0000/1.0000 1.0000/ /	\$10,000 /AC	\$40,200

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Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales

