

## Columbia County Property Appraiser

Jeff Hampton

2025 Working Values

updated: 11/7/2024

Retrieve Tax Record

Tax Estimator

2024 TRIM (pdf)

Property Card

Parcel List Generator

Show on GIS Map

Print

Parcel: &lt;&lt; 11-4S-16-02905-351 (12875) &gt;&gt;

## Owner &amp; Property Info

&lt;&lt; Result: 53 of 104 &gt;&gt;

Owner	MEREDITH REBECCA A 196 SW HUNTSVIEW WAY LAKE CITY, FL 32024		
Site	196 SW HUNTSVIEW WAY, LAKE CITY		
Description*	LOT 51 WOODCREST S/D UNIT 2. ORB 803-1853, WD 1035-1814. WD 1073-849, CT 1181-2790, WD 1186-1267		
Area	0.74 AC	S/T/R	11-4S-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 &amp; Assessment Values

2024 Certified Values		2025 Working Values	
Mkt Land	\$45,000	Mkt Land	\$45,000
Ag Land	\$0	Ag Land	\$0
Building	\$175,838	Building	\$175,838
XFOB	\$3,069	XFOB	\$3,069
Just	\$223,907	Just	\$223,907
Class	\$0	Class	\$0
Appraised	\$223,907	Appraised	\$223,907
SOH/10% Cap	\$84,645	SOH/10% Cap	\$80,467
Assessed	\$139,262	Assessed	\$143,440
Exempt	HX HB \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$89,262 city:\$0 other:\$0 school:\$114,262	Total Taxable	county:\$93,440 city:\$0 other:\$0 school:\$118,440

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.

Aerial Viewer Pictometry Google Maps



## Sales History

Show Similar Sales within 1/2 mile

Fill out Sales Questionnaire

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
10/30/2009	\$124,900	1186 / 1267	WD	I	U	12
9/23/2009	\$100	1181 / 2790	CT	I	U	18
2/7/2006	\$200,000	1073 / 849	WD	I	Q	
1/12/2005	\$20,000	1035 / 1814	WD	V	Q	

## Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2006	1400	2008	\$175,838

\*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.