

# Columbia County Property Appraiser

updated: 12/8/2020

Parcel: 32-4S-17-08931-000

Tax Collector

Tax Estimator

Property Card

Parcel List Generator

&lt;&lt; Next Lower Parcel

Next Higher Parcel &gt;&gt;

2019 TRIM (pdf)

Interactive GIS Map

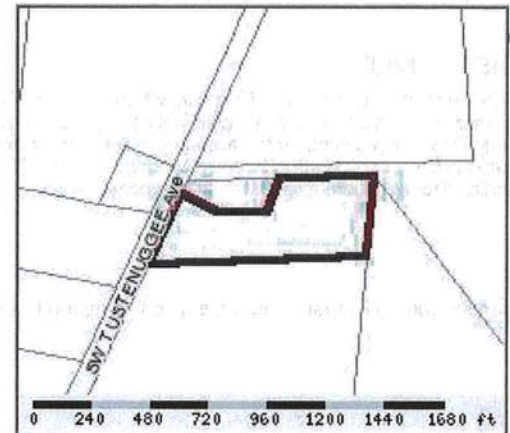
Print

## Owner & Property Info

Search Result: 1 of 3

Next &gt;&gt;

|                                                                                                                                                                                                                    |                                                                                                             |              |       |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------|--------------|-------|
| Owner's Name                                                                                                                                                                                                       | TEAL BRENDA E & CRAIG A                                                                                     |              |       |
| Mailing Address                                                                                                                                                                                                    | 2673 SW TUSTENUGGEE AVE<br>LAKE CITY, FL 32025                                                              |              |       |
| Site Address                                                                                                                                                                                                       | 2689 SW TUSTENUGGEE AVE                                                                                     |              |       |
| Use Desc. (code)                                                                                                                                                                                                   | SINGLE FAM (000100)                                                                                         |              |       |
| Tax District                                                                                                                                                                                                       | 3 (County)                                                                                                  | Neighborhood | 32417 |
| Land Area                                                                                                                                                                                                          | 5.510 ACRES                                                                                                 | Market Area  | 02    |
| Description                                                                                                                                                                                                        | NOTE: This description is not to be used as the Legal Description for this parcel in any legal transaction. |              |       |
| THE S 330 FT OF NE1/4 OF NW1/4 & THE S 330 FT OF W1/2 OF NW1/4 OF NE1/4, LYING E OF CR-131, EX 1.01 AC DESC ORB 905-406, 789-1571, WD 834- 2481, WD 858-1188, DC 1260-680 WD 1260-1023, DC 1419-791, WD 1424-1177, |                                                                                                             |              |       |



## Property & Assessment

| 2020 Certified Values        |                                                    |              |
|------------------------------|----------------------------------------------------|--------------|
| <b>Mkt Land Value</b>        | cnt: (0)                                           | \$25,424.00  |
| <b>Ag Land Value</b>         | cnt: (1)                                           | \$0.00       |
| <b>Building Value</b>        | cnt: (1)                                           | \$105,246.00 |
| <b>XFOB Value</b>            | cnt: (6)                                           | \$3,557.00   |
| <b>Total Appraised Value</b> |                                                    | \$134,227.00 |
| <b>Just Value</b>            |                                                    | \$134,227.00 |
| <b>Class Value</b>           |                                                    | \$0.00       |
| <b>Assessed Value</b>        |                                                    | \$106,674.00 |
| <b>Exempt Value</b>          | (code: HX H3 WX)                                   | \$50,500.00  |
| <b>Total Taxable Value</b>   | Cnty: \$56,174<br>Other: \$56,174   Schl: \$81,174 |              |

| 2021 Working Values          |                                                       |              | (...Hide Values) |
|------------------------------|-------------------------------------------------------|--------------|------------------|
| <b>Mkt Land Value</b>        | cnt: (0)                                              | \$25,424.00  |                  |
| <b>Ag Land Value</b>         | cnt: (1)                                              | \$0.00       |                  |
| <b>Building Value</b>        | cnt: (1)                                              | \$105,246.00 |                  |
| <b>XFOB Value</b>            | cnt: (6)                                              | \$3,557.00   |                  |
| <b>Total Appraised Value</b> |                                                       | \$134,227.00 |                  |
| <b>Just Value</b>            |                                                       | \$134,227.00 |                  |
| <b>Class Value</b>           |                                                       | \$0.00       |                  |
| <b>Assessed Value</b>        |                                                       | \$134,227.00 |                  |
| <b>Exempt Value</b>          |                                                       | \$0.00       |                  |
| <b>Total Taxable Value</b>   | Cnty: \$134,227<br>Other: \$134,227   Schl: \$134,227 |              |                  |

**NOTE:** 2021 Working Values are NOT certified values and therefore are subject to change before being finalized for ad valorem assessment purposes.

## Sales History

Show Similar Sales within 1/2 mile

| Sale Date  | OR Book/Page | OR Code | Vacant / Improved | Qualified Sale | Sale RCode | Sale Price   |
|------------|--------------|---------|-------------------|----------------|------------|--------------|
| 11/17/2020 | 1424/1177    | WD      | I                 | U              | 30         | \$0.00       |
| 8/22/2013  | 1260/1023    | WD      | I                 | U              | 11         | \$100.00     |
| 5/8/1998   | 858/1188     | WD      | I                 | Q              |            | \$114,500.00 |
| 2/14/1997  | 834/2481     | WD      | I                 | Q              |            | \$100,000.00 |
| 4/21/1994  | 789/1571     | WD      | I                 | Q              |            | \$85,000.00  |

## Building Characteristics

| Bldg Item                                                              | Bldg Desc           | Year Blt | Ext. Walls      | Heated S.F. | Actual S.F. | Bldg Value   |
|------------------------------------------------------------------------|---------------------|----------|-----------------|-------------|-------------|--------------|
| 1                                                                      | SINGLE FAM (000100) | 1964     | COMMON BRK (19) | 2041        | 2633        | \$105,246.00 |
| Note: All S.F. calculations are based on exterior building dimensions. |                     |          |                 |             |             |              |

## Extra Features & Out Buildings

| Code | Desc       | Year Blt | Value      | Units       | Dims         | Condition (% Good) |
|------|------------|----------|------------|-------------|--------------|--------------------|
| 0166 | CONC,PAVMT | 0        | \$320.00   | 0000286.000 | 11 x 26 x 0  | (000.00)           |
| 0260 | PAVEMENT-A | 0        | \$1,224.00 | 0002550.000 | 10 x 255 x 0 | (000.00)           |
| 0190 | FPLC PF    | 0        | \$1,200.00 | 0000001.000 | 0 x 0 x 0    | (000.00)           |
| 0040 | BARN,POLE  | 0        | \$100.00   | 0000001.000 | 0 x 0 x 0    | (000.00)           |
| 0297 | SHED CONCR | 0        | \$317.00   | 0000096.000 | 8 x 12 x 0   | (000.00)           |

## Land Breakdown

41197