

# Columbia County Property Appraiser

Jeff Hampton

**2023 Working Values**

updated: 12/15/2022

Parcel: << **22-4S-16-03090-117 (14745)** >>

## Owner & Property Info

Result: 1 of 1

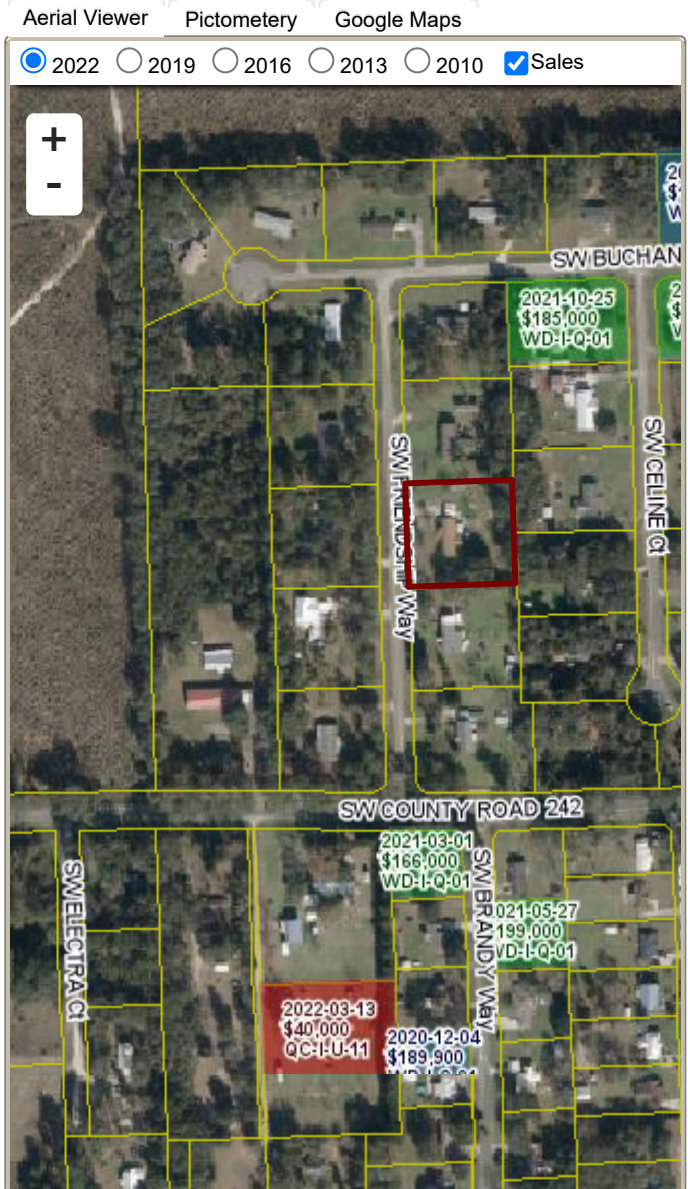
|              |                                                                                                                                                            |              |           |
|--------------|------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------|-----------|
| Owner        | <b>WILLIAMS KENNETH N<br/>WILLIAMS MARY T</b><br>211 SW FRIENDSHIP WAY<br>LAKE CITY, FL 32024                                                              |              |           |
| Site         | 211 SW FRIENDSHIP Way, LAKE CITY                                                                                                                           |              |           |
| Description* | LOT 17 BLAINE ESTATES PHASE 1. ORB 941-1147, QCD 1092-1586, FJ 1128-2322, FJ 1144-2645, CT 1252-1384, QC 1255-1358, CT 1256-2490, SWD 1258-50, WD 1278-593 |              |           |
| Area         | 1.1 AC                                                                                                                                                     | S/T/R        | 22-4S-16E |
| Use Code**   | MODULAR HOME (0201)                                                                                                                                        | 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

| 2022 Certified Values |                                                             | 2023 Working Values |                                                             |
|-----------------------|-------------------------------------------------------------|---------------------|-------------------------------------------------------------|
| Mkt Land              | \$18,000                                                    | Mkt Land            | \$18,000                                                    |
| Ag Land               | \$0                                                         | Ag Land             | \$0                                                         |
| Building              | \$90,879                                                    | Building            | \$90,879                                                    |
| XFOB                  | \$6,207                                                     | XFOB                | \$6,207                                                     |
| Just                  | \$115,086                                                   | Just                | \$115,086                                                   |
| Class                 | \$0                                                         | Class               | \$0                                                         |
| Appraised             | \$115,086                                                   | Appraised           | \$115,086                                                   |
| SOH Cap [?]           | \$19,819                                                    | SOH Cap [?]         | \$16,961                                                    |
| Assessed              | \$95,267                                                    | Assessed            | \$98,125                                                    |
| Exempt                | HX HB<br>VX \$55,000                                        | Exempt              | HX HB<br>VX \$55,000                                        |
| Total Taxable         | county:\$40,267<br>city:\$0<br>other:\$0<br>school:\$65,267 | Total Taxable       | county:\$43,125<br>city:\$0<br>other:\$0<br>school:\$68,125 |



## ▼ Sales History

| Sale Date | Sale Price | Book/Page | Deed | V/I | Qualification (Codes) | RCode |
|-----------|------------|-----------|------|-----|-----------------------|-------|
| 7/18/2014 | \$102,500  | 1278/0593 | WD   | I   | Q                     | 01    |
| 7/12/2013 | \$69,900   | 1258/0050 | WD   | I   | U                     | 12    |
| 5/10/2013 | \$100      | 1255/1358 | QC   | I   | U                     | 11    |
| 3/20/2013 | \$100      | 1256/2490 | CT   | I   | U                     | 18    |
| 3/20/2013 | \$100      | 1252/1384 | CT   | I   | U                     | 18    |

## ▼ Building Characteristics

| Bldg Sketch            | Description*     | Year Blt | Base SF | Actual SF | Bldg Value |
|------------------------|------------------|----------|---------|-----------|------------|
| <a href="#">Sketch</a> | MODULAR 1 (0210) | 2001     | 2403    | 2684      | \$90,879   |

\*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  |
|------|---------|----------|------------|-------|-------|
| 0190 | FPLC PF | 2001     | \$1,200.00 | 1.00  | 0 x 0 |

|      |            |      |            |         |       |
|------|------------|------|------------|---------|-------|
| 0166 | CONC,PAVMT | 2001 | \$2,907.00 | 1938.00 | 0 x 0 |
| 0296 | SHED METAL | 2014 | \$1,400.00 | 1.00    | 0 x 0 |
| 0070 | CARPORT UF | 2019 | \$700.00   | 1.00    | 0 x 0 |

▼ **Land Breakdown**

| Code | Desc           | Units               | Adjustments             | Eff Rate     | Land Value |
|------|----------------|---------------------|-------------------------|--------------|------------|
| 0201 | MOD HOME (MKT) | 1.000 LT (1.100 AC) | 1.0000/1.0000 1.0000/ / | \$18,000 /LT | \$18,000   |

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