

Columbia County Property Appraiser

Jeff Hampton

2022 Working Values

updated: 10/28/2021

Parcel: << 21-4S-16-03081-115 (14562) >>

Owner & Property Info

Result: 1 of 1

Owner	FRASER CARL B PATTERSON LISA R 177 SW ROYAL CT LAKE CITY, FL 32024		
Site	177 SW ROYAL CT, LAKE CITY		
Description*	LOT 15 KENSINGTON S/D. 833-979, 853-940, 865-1817, 929-847, 948-88, WD 1014-517, 1231-1554 WD 1269-285, DC 1280-2582, WD 1280-2583		
Area	0.51 AC	S/T/R	21-4S-16E
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	\$18,000	Mkt Land	\$18,000
Ag Land	\$0	Ag Land	\$0
Building	\$151,512	Building	\$149,642
XFOB	\$3,963	XFOB	\$3,963
Just	\$173,475	Just	\$171,605
Class	\$0	Class	\$0
Appraised	\$173,475	Appraised	\$171,605
SOH Cap [?]	\$29,548	SOH Cap [?]	\$23,360
Assessed	\$143,927	Assessed	\$148,245
Exempt	HX HB \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$93,927 city:\$0 other:\$0 school:\$118,927	Total Taxable	county:\$98,245 city:\$0 other:\$0 school:\$123,245

Aerial Viewer Pictometry Google Maps

☒ 2019
 ☐ 2016
 ☐ 2013
 ☐ 2010
 ☐ 2007
 ☐ 2005
 ☒ Sales
**▼ Sales History**

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
9/5/2014	\$100	1280/2583	WD	I	U	11
1/29/2014	\$160,000	1269/0285	WD	I	Q	01
3/16/2012	\$120,000	1231/1554	WD	I	U	40
4/30/2004	\$134,000	1014/0517	WD	I	Q	
2/28/2002	\$124,000	0948/0088	WD	I	Q	
6/19/2001	\$14,000	0929/0847	WD	V	Q	

▼ Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2001	1956	2716	\$149,642

*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	2001	\$2,163.00	1442.00	0 x 0

0070	CARPORT UF	2014	\$400.00	1.00	0 x 0
0296	SHED METAL	2014	\$600.00	1.00	0 x 0
0070	CARPORT UF	2014	\$800.00	1.00	0 x 0

▼ Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.000 LT (0.510 AC)	1.0000/1.0000 1.0000/ /	\$18,000 /LT	\$18,000

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