

Columbia County Property Appraiser

Jeff Hampton

2025 Working Values

updated: 4/3/2025

Parcel: << 36-3S-17-07454-000 (27854) >>

Owner & Property Info

Result: 1 of 1

Owner	GUTHRIE JOY 4437 E US HWY 90 LAKE CITY, FL 32055		
Site	4437 E US HIGHWAY 90, LAKE CITY		
Description*	BEG AT INTERS OF N LINE OF US-90 & W LINE OF E1/2 OF SW1/4 OF NE1/4, RUN W 36 FT, N 420 FT, E 141 FT, S 420 FT, W 105 FT TO POB, EX RD. 348-29, 715-533, 763-1999 UNREC DC, WD 1068-2274 LE 1138-1734,		
Area	1.35 AC	S/T/R	36-3S-17
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 & Assessment Values

2024 Certified Values		2025 Working Values	
Mkt Land	\$15,525	Mkt Land	\$15,525
Ag Land	\$0	Ag Land	\$0
Building	\$177,129	Building	\$182,197
XFOB	\$6,700	XFOB	\$6,700
Just	\$199,354	Just	\$204,422
Class	\$0	Class	\$0
Appraised	\$199,354	Appraised	\$204,422
SOH/10% Cap	\$125,146	SOH/10% Cap	\$128,062
Assessed	\$74,208	Assessed	\$76,360
Exempt	HX HB WX SX \$74,208	Exempt	HX HB WX SX \$76,360
Total	county:\$0 city:\$0	Total	county:\$0 city:\$0
Taxable	other:\$0 school:\$44,208	Taxable	other:\$0 school:\$46,360

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

2023 2022 2019 2016 2013 Sales



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
8/6/1992	\$65,000	763 / 1999	WD	I	Q	
4/6/1990	\$53,500	715 / 533	WD	I	Q	06

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1951	2346	3441	\$182,197

*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
0260	PAVEMENT-ASPHALT	0	\$300.00	1.00	0 x 0
0296	SHED METAL	2012	\$400.00	1.00	0 x 0
9947	Septic		\$6,000.00	2.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0100	SFR (MKT)	1.350 AC	1.0000/1.0000 1.0000/ /	\$11,500 /AC	\$15,525

Search Result: 1 of 1

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