

# Columbia County Property Appraiser

Jeff Hampton

**2021 Working Values**

updated: 3/11/2021

Parcel: << 20-3S-16-02202-129 (7413) >>

## Owner & Property Info

Result: 1 of 1

Owner	REEDER EDWARD A & REEDER-ST. CLAIR CELESTE CELESTE REEDER-ST. CLAIR 475 NW HIGH POINT DR LAKE CITY, FL 32055		
Site	475 HIGH POINT DR, LAKE CITY		
Description*	LOT 29 HIGH POINTE S/D WD 1189-1043, WD 1328-417, WD 1346-2581, WD 1380-348,		
Area	1.89 AC	S/T/R	20-3S-16
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

2020 Certified Values		2021 Working Values	
Mkt Land	\$30,000	Mkt Land	\$30,000
Ag Land	\$0	Ag Land	\$0
Building	\$222,537	Building	\$240,834
XFOB	\$7,304	XFOB	\$7,304
Just	\$259,841	Just	\$278,138
Class	\$0	Class	\$0
Appraised	\$259,841	Appraised	\$278,138
SOH Cap [?]	\$0	SOH Cap [?]	\$14,659
Assessed	\$259,841	Assessed	\$263,479
Exempt	HX H3 \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$209,841 city:\$209,841 other:\$209,841 school:\$234,841	Total Taxable	county:\$213,479 city:\$0 other:\$0 school:\$238,479

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
3/11/2019	\$320,000	1380/0348	WD	I	Q	01
10/27/2017	\$284,900	1346/2581	WD	I	Q	01
12/16/2016	\$30,500	1328/0417	WD	V	U	30

## Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	2017	2327	3313	\$240,834

\*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	2017	\$5,804.00	2902.00	0 x 0
0296	SHED METAL	2017	\$1,500.00	1.00	0 x 0

## Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
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