

Columbia County Property Appraiser

Jeff Hampton

2023 Working Values

updated: 6/8/2023

Parcel: << 02-4S-16-02714-301 (11130) >>

Owner & Property Info

Owner	LUNDE BLAKE N II LUNDE STEPHANIE E 618 SW FLORIDA GATEWAY DR LAKE CITY, FL 32024		
Site	618 SW FLORIDA GATEWAY DR, LAKE CITY		
Description*	LOT 1 FLORIDA GATEWAY CENTER SOUTH S/D UNIT 1: 945-178, WD 1109-1723, WD 1202-784, CT 1247-890, QC 1271-1926, LE 1429-167, LE 1479-1116,		
Area	0.55 AC	S/T/R	02-4S-16
Use Code**	OFFICE BLD 1STY (1700)	Tax District	1

*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	\$81,457	Mkt Land	\$81,457
Ag Land	\$0	Ag Land	\$0
Building	\$237,334	Building	\$254,427
XFOB	\$8,808	XFOB	\$8,808
Just	\$327,599	Just	\$344,692
Class	\$0	Class	\$0
Appraised	\$327,599	Appraised	\$344,692
SOH Cap [?]	\$0	SOH Cap [?]	\$0
Assessed	\$327,599	Assessed	\$344,692
Exempt	\$0	Exempt	\$0
Total	county:\$327,599 city:\$327,599	Total	county:\$344,692 city:\$344,692
Taxable	other:\$0 school:\$327,599	Taxable	other:\$0 school:\$344,692

Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
11/15/2022	\$100	1479/1116	LE	I	U	14
1/26/2021	\$100	1429/0167	LE	I	U	14
3/26/2014	\$230,000	1271/1926	QC	I	U	12
12/19/2012	\$100	1247/0890	CT	I	U	18
2/1/2007	\$100	1202/0784	WD	I	U	01
2/1/2007	\$395,000	1109/1723	WD	I	U	05 (Multi-Parcel Sale) - show
1/29/2002	\$80,000	0945/0178	WD	I	U	01

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	OFFICE LOW (4900)	1993	2316	2488	\$97,732
Sketch	PREF M B A (8700)	2008	3660	3660	\$156,695

*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	0	\$8,108.00	4054.00	0 x 0
0166	CONC.PAVMT	2003	\$700.00	350.00	5 x 70

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
1700	1STORY OFF (MKT)	23,958.000 SF (0.550 AC)	1.0000/1.0000 1.0000/4000000 /	\$3 /SF	\$81,457

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