

Columbia County Property Appraiser

Jeff Hampton

2026 Working Values

updated: 2/26/2026

Parcel: << **30-2S-17-04800-106 (24214)** >>

Owner & Property Info

Result: 1 of 1

Owner	COUCH DONALD SCOTT 241 NW IAN CT LAKE CITY, FL 32055		
Site	241 NW IAN CT, LAKE CITY		
Description*	LOT 6 PINES OF FALLING CREEK. WD 1352-1536, WD 1356-54, WD 1378-1225		
Area	1.26 AC	S/T/R	30-2S-17
Use Code**	MOBILE HOME (0200)	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.

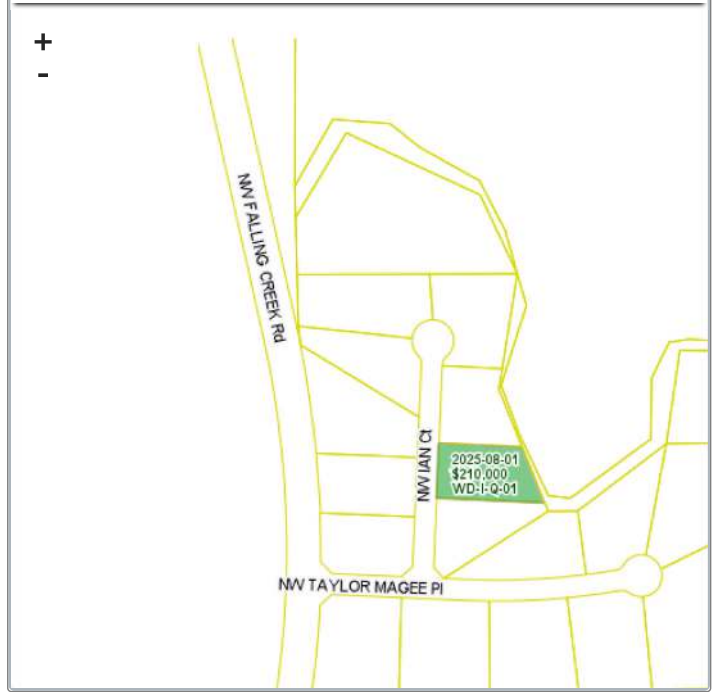
Property & Assessment Values

2025 Certified Values		2026 Working Values	
Mkt Land	\$18,000	Mkt Land	\$18,000
Ag Land	\$0	Ag Land	\$0
Building	\$168,000	Building	\$164,463
XFOB	\$7,000	XFOB	\$7,000
Just	\$193,000	Just	\$189,463
Class	\$0	Class	\$0
Appraised	\$193,000	Appraised	\$189,463
SOH/10% Cap	\$74,869	SOH/10% Cap	\$68,142
Assessed	\$118,131	Assessed	\$121,321
Exempt	HX HB \$50,722	Exempt	HX HB \$51,411
Total Taxable	county:\$67,409 city:\$0 other:\$0 school:\$93,131	Total Taxable	county:\$69,910 city:\$0 other:\$0 school:\$96,321

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
2/7/2019	\$15,000	1378 / 1225	WD	V	Q	01
3/15/2018	\$100	1356 / 054	WD	V	U	11
2/1/2018	\$100	1352 / 1536	WD	V	U	11

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	MANUF 2 (0202)	2021	1560	1560	\$164,463

*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
9945	Well/Sept		\$7,000.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0200	MBL HM (MKT)	1.000 LT (1.260 AC)	1.0000/1.0000 1.0000/ /	\$18,000 /LT	\$18,000

Search Result: 1 of 1

© Columbia County Property Appraiser | Jeff Hampton | Lake City, Florida | 386-758-1083

GrizzlyLogic

The information presented on this website was derived from data which was compiled by the Columbia County Property Appraiser solely for the governmental purpose of property assessment. This information should not be relied upon by anyone as a determination of the ownership of property or market value. The GIS Map image is not a survey and shall not be used in a Title Search or any official capacity. No warranties, expressed or implied, are provided for the accuracy of the data herein, its use, or its interpretation. This website was last updated: 2/26/2026 and may not reflect the data currently on file at our office.