

Columbia County Property Appraiser

Jeff Hampton

2026 Working Values
updated: 6/18/2026

Parcel: << 04-4S-16-02772-009 (11634) >>

Owner & Property Info

Result: 38 of 167

Owner	SUNSHINE HOMES NFL LLC 7195 SW COUNTY ROAD 240 LAKE CITY, FL 32024		
Site	118 SW DREAMCATCHER CT, LAKE CITY		
Description*	COMM INTERS OF N R/W CR-252 & LINE OF SE 1/4 OF NW 1/4, E ALONG RD R/W 279.99 FT FOR POB, N 458.22 FT, E 275 FT S 299.14 FT, SW ALONG RD R/W 315.80 FT TO POB, EX RD R/W. 435-744, 535-443, 621-352, 739-456, 740-647, WD 1541-35,		
Area	2.02 AC	S/T/R	04-4S-16
Use Code**	MH PARK (2802)	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

2025 Certified Values		2026 Working Values	
Mkt Land	\$16,160	Mkt Land	\$34,340
Ag Land	\$0	Ag Land	\$0
Building	\$43,252	Building	\$68,486
XFOB	\$50,390	XFOB	\$50,390
Just	\$109,802	Just	\$153,216
Class	\$0	Class	\$0
Appraised	\$109,802	Appraised	\$153,216
SOH/10% Cap	\$253	SOH/10% Cap	\$0
Assessed	\$109,802	Assessed	\$153,216
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$109,549 city:\$0 other:\$0 school:\$109,802	Total Taxable	county:\$153,216 city:\$0 other:\$0 school:\$153,216

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.

Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
5/21/2025	\$225,000	1541 / 035	WD	I	Q	01
1/7/1991	\$42,000	740 / 647	WD	I	Q	06
12/18/1990	\$0	739 / 455	CT	V	U	11
4/1/1987	\$125,000	621 / 352	WD	I	U	09

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	MOBILE HME (0800)	1985	672	672	\$13,499
Sketch	MOBILE HME (0800)	1985	784	784	\$16,555
Sketch	MOBILE HME (0800)	1977	672	672	\$13,499
Sketch	MOBILE HME (0800)	1978	552	616	\$11,294
Sketch	MOBILE HME (0800)	1988	672	672	\$13,639

*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
0259	MHP HOOKUP	0	\$47,300.00	11.00	0 x 0
0255	MBL HOME STORAGE	1993	\$540.00	1.00	0 x 0
0255	MBL HOME STORAGE	1993	\$450.00	1.00	0 x 0
0252	LEAN-TO W/O FLOOR	0	\$1,500.00	1.00	0 x 0
0070	CARPORT UF	2017	\$600.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
2810	MH PARK (MKT)	2.020 AC	1.0000/1.0000 1.0000/ /	\$17,000 /AC	\$34,340

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GrizzlyLogic

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Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales

