Columbia County Property Appraiser 2025 Working Values Parcel: << 36-3S-16-02590-001 (10628) >>> Aerial Viewer Pictometery Google Maps ● 2023 ○ 2022 ○ 2019 ○ 2016 ○ 2013 **☑**Sales Owner & Property Info CP LAKE CITY LLC Owner 2207 ORCHARD LAKE RD + SYLVAN LAKE, MI 48320 Site 1705 W US HIGHWAY 90, LAKE CITY COMM NE COR OF NE1/4 OF SE1/4, RUN S 208 FT, W 15 FT FOR POB, CONT W 1192.89 FT, S 655.47 FT, SE 396.47 FT, S 400.61 FT, NE 368.70 FT, S 321.56 FT TO N R/W US-90, NE ALONG R/W 687.68 FT, N 1145.72 FT TO POB, EX THE N 500 FT. 689-610, 799-2247, Description 818-1672, D ...more>>> Area 18.82 AC S/T/R 36-3S-16 VACANT COMMERCIAL (1000) Tax District Use Code* *The <u>Description</u> above is not to be used as the Legal Description for this parcel in any legal transaction. **The <u>Use Code</u> 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 \$1,441,203 Mkt Land \$1,441,203 Mkt Land \$0 Ag Land \$0 Ag Land Building \$11,306 Building \$0 XFOB \$300 XFOB \$0 Just \$1,452,809 Just \$1,441,203 \$0 Class \$0 Class Appraised \$1,452,809 Appraised \$1,441,203 SOH/10% Car \$0 SOH/10% Car \$0 Assessed \$1,452,809 Assessed \$1,441,203 Exempt \$0 Exempt \$0 Total county:\$1,452,809 city:\$0 Total county:\$1,441,203 city:\$0 Taxable other:\$0 school:\$1,452,809 Taxable other:\$0 school:\$1,441,203 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 Qualification (C

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
8/7/2023	\$1,740,000	1498 / 223	WD	I	Q	01
6/13/2023	\$680,000	1493 / 1147	WD	I	U	30
6/1/2021	\$1,600,000	1439 / 1242	WD	I	Q	01
1/19/2017	\$0	1332 / 1205	WD	I	U	30
5/26/2005	\$0	1048 / 565	WD	I	Q	01
5/26/2004	\$0	1017 / 279	WD	I	Q	01
12/10/2002	\$100	970 / 2581	WD	Ī	Q	01
2/20/2002	\$100	948 / 1071	WD	1	Q	01

Building Characteristics								
Bldg Sl	etch	Description*	Year Blt	Base SF	Actual SF	Bldg Value		
	NONE							

▼ Extra Features & Out Buildings								
Code	Desc	Year Blt	Value	Units	Dims			
NONE								

Tanc	Land Breakdown						
Code	Desc	Units	Adjustments	Eff Rate	Land Value		
1000	VACANT COMMERCIAL (MKT)	0.520 AC	1.0000/1.0000 1.0000/ /	\$120,000 /AC	\$62,400		
9105	TOWER SITE (MKT)	43,560.000 SF (1.000 AC)	1.0000/1.0000 1.0000/.5000000 /	\$1 /SF	\$29,403		
9900	AC NON-AG (MKT)	17.300 AC	1.0000/1.0000 1.0000/.6500000 /	\$78,000 /AC	\$1,349,400		

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This website was last updated: 4/3/2025 and may not reflect the data currently on file at our office.