

Columbia County Property Appraiser

Jeff Hampton

2025 Working Values

updated: 3/27/2025

Parcel: 34-2S-16-01862-006 (6107)

Owner & Property Info

Result: 2 of 6

Owner	MORRISON MICHAEL 313 NW BROOK LP LAKE CITY, FL 32055		
Site	530 NW WINFIELD ST, LAKE CITY		
Description*	COMM NE COR OF SE1/4 OF SE1/4, RUN W 656.84 FT, S 228.46 FT FOR POB, CONT S 210 FT, W 210 FT, N 210 FT, E 210 FT TO POB. 464-686, 761-2168, 762-1543, 763-1376, 916-2395, FJ 1084-192, WD 1105-1015, 1017, WD 1110-1721, 1723, WD 1350-1944, DC 1351-246.		
Area	1 AC	S/T/R	34-2S-16
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

2024 Certified Values		2025 Working Values	
Mkt Land	\$9,300	Mkt Land	\$9,300
Ag Land	\$0	Ag Land	\$0
Building	\$70,629	Building	\$70,629
XFOB	\$8,690	XFOB	\$8,690
Just	\$88,619	Just	\$88,619
Class	\$0	Class	\$0
Appraised	\$88,619	Appraised	\$88,619
SOH/10% Cap	\$25,047	SOH/10% Cap	\$18,690
Assessed	\$88,619	Assessed	\$88,619
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$63,572 city:\$0 other:\$0 school:\$88,619	Total Taxable	county:\$69,929 city:\$0 other:\$0 school:\$88,619

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
12/22/2017	\$42,500	1350 / 1944	WD	I	Q	01
12/4/2006	\$50,000	1105 / 1017	WD	I	Q	01
11/29/2006	\$100	1105 / 1015	WD	I	Q	01
12/19/2000	\$10,000	916 / 2395	WD	I	Q	01
5/25/1992	\$0	761 / 2168	WD	I	Q	02

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	MANUF 1 (0201)	1998	1620	1620	\$70,629

*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
0130	CLFENCE 5	2000	\$990.00	300.00	0 x 0
0261	PRCH, UOP	2008	\$300.00	1.00	0 x 0
9945	Well/Sept		\$7,000.00	1.00	0 x 0
0294	SHED WOOD/VINYL	2008	\$200.00	1.00	0 x 0
0261	PRCH, UOP	2018	\$200.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0200	MBL HM (MKT)	1.000 AC	1.0000/1.0000 1.0000/1	\$9,300 /AC	\$9,300