

LOT 3 COMMANDER ROW S/D. DESC CO
CANNON CREEK ESTATES, RUN W 11 F
FT FOR POB, CONT S 128.95 FT, W

RHODES DALE G/SHAWN RICHARD
207 SW COMMANDER CT
LAKE CITY, FL 32024

2026

12-4S-16-02935-153



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		0 100
Bathrooms		0 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	12416.040	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,496	100		2,496	36,877
TOTALS	2,496			2,496	36,877

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	0	0	0	1,560.00	UT	1.50
2	0263	PRCH, USP	0	0	0	0	1.00	UT	800.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	0		RSF-1	0.00	0.00	1.00

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
8500	01	2,496	61.4400	22.73	56,734	1999	1999	0	0	0	35.00	65.00	
1 AIR HANGAR 0% - 2022 Heated Area: 2496 HX Base Yr													
52 48 4852													
BAS													
BLD DATE XF DATE INC DATE													
LGL DATE LAND DATE AG DATE													
04/03/2025 MLU													
207 SW COMMANDER CT, LAKE CITY													

TOTAL OB/XF													
3,140													

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3,140													

COLUMBIA COUNTY PROPERTY										PAGE 1 of 1	2
VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 2						Tax Dist:					
BUILDING MARKET VALUE						36,877					
TOTAL MARKET OB/XF VALUE						3,140					
TOTAL LAND VALUE - MARKET						35,000					
TOTAL MARKET VALUE						75,017					
SOH/AGL Deduction						0					
ASSESSED VALUE						75,017					
TOTAL EXEMPTION VALUE						0					
BASE TAXABLE VALUE						75,017					
TOTAL JUST VALUE						75,017					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						76,152					
PRMT:1:1: AIR HANGER											
SALES DATA											
OFF RECORD Number		DATE		TYPE INST	Q U	/	V I	/	RSN CD	SALE PRICE	
1433/1524		3/26/2021		WD	U		I		16	50,000	
GRANTOR: CHARTRESS ALICE											
GRANTEE: RHODES DALE G											
1372/1318		11/09/2018		PB	U		I		18	0	
GRANTOR: CLERK OF COURT											
GRANTEE: ALICE CHARTRESS											
BUILDING NOTES											