

LOT 15 CANNON CREEK PLACE UNIT
2. WD 1260-301, WD 1276-503,
WD 1403-946

MITCHELL TODD A/JEFFERSON LATROYA S
1803 PLUM ST
VALDOSTA, GA 31601

2026

23-4S-16-03095-115



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100

Quality 06 06

DOR CODE 0100 SINGLE FAMILY

MAP NUM MKT AREA 06

NEIGHBORHOOD/LOC 23416.020 1.00/

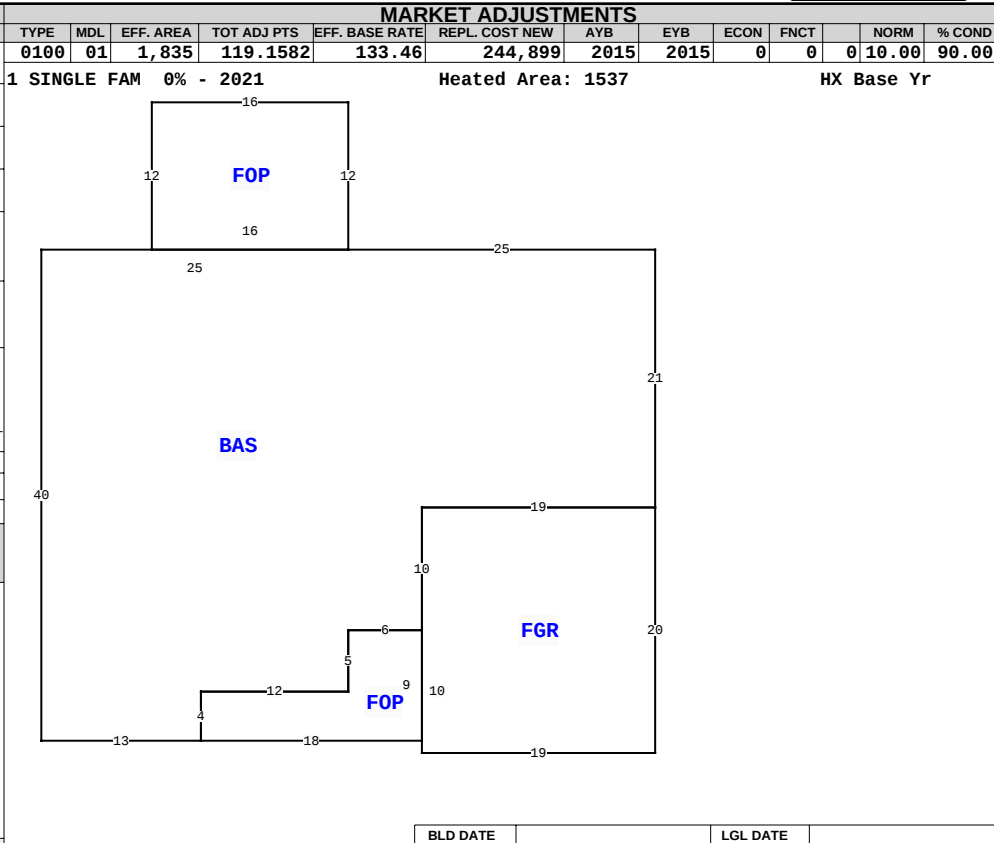
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,537	100		1,537	184,615
FGR	380	55		209	25,104
FOP	102	30		31	3,723
FOP	192	30		58	6,967
TOTALS	2,211			1,835	220,409

EXTRA FEATURES

L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0169	FENCE/WOOD	0	0	0	0	280.00	UT	12.50	12.50	100	2015	2015	3	100	3,500	
2	0166	CONC, PAVMT	0	0	0	0	770.00	UT	2.00	2.00	100	2015	2015	3	100	1,540	
3	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,000	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	0		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							



589 SW GERALD CONNER DR, LAKE CITY

TOTAL OB/XF																	6,040
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COLUMBIA COUNTY PROPERTY										PAGE 1 of 1	2
VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 2						Tax Dist:					
BUILDING MARKET VALUE						220,409					
TOTAL MARKET OB/XF VALUE						6,040					
TOTAL LAND VALUE - MARKET						35,000					
TOTAL MARKET VALUE						261,449					
SOH/AGL Deduction						0					
ASSESSED VALUE						261,449					
TOTAL EXEMPTION VALUE						0					
BASE TAXABLE VALUE						261,449					
TOTAL JUST VALUE						261,449					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						263,898					