LOT 26 CANNON CREEK PLACE UNIT 2
WD 1167-458, 459, DC 1347-2560,

BADGEROW DARRYL/BADGEROW ELAINE C
121 SW JOSHUA CT
LAKE CITY, FL 32024

2026

23-4S-16-03095-126

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	31	VINYL SID 20
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 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

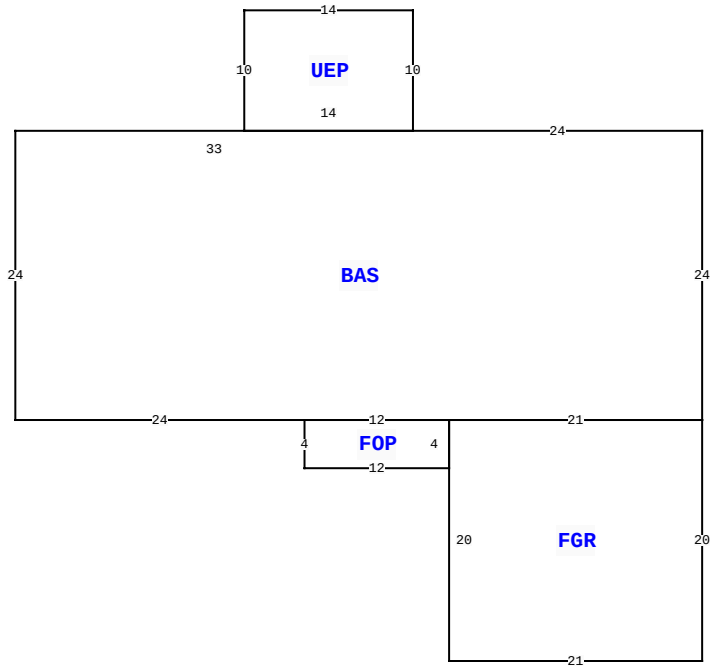
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	23416.020	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,368	100		1,368	158,311
FGR	420	55		231	26,732
FOP	48	30		14	1,620
UEP	140	60		84	9,721
TOTALS	1,976			1,697	196,385

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,697	125.7795	140.87	239,056	2008	2008	0	0	0	17.85	82.15

1 SINGLE FAM 100% - 2021 Heated Area: 1368 HX Base Yr 2021



121 SW JOSHUA CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		196,385
TOTAL MARKET OB/XF VALUE		3,774
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		235,159
SOH/AGL Deduction		51,499
ASSESSED VALUE		183,660
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		132,938
TOTAL JUST VALUE		235,159
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		237,669

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049772	Roof Replacement	12,300	05/09/2024
26846	SFR	636	03/14/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1411/0798	5/08/2020	WD	Q	I	01	184,000
GRANTOR: DANIEL E STREET						
GRANTEE: DARRYL E & ELAINE C						
1167/0459	2/11/2009	WD	Q	I	01	160,000
GRANTOR: LSJ PROPERTIES INC						
GRANTEE: DANIEL & KATHLEEN S						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 UEP= N10 W14 S10 E14$ W33 S24 E24 FOP= S4 E12 N4 W12$ E12 FGR= S20 E21 N20 W21$ E21 N24$.

EXTRA FEATURES

LN	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	0166	CONC,PAVMT	0	100	0	0	1,258.00	UT	3.00	3.00	100	2008	2008	3	100	3,774	

LAND DESCRIPTION

TOTAL OB/XF 3,774

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 05/21/2024 BY JS Total Acres: 0.50 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/18/2025 BY SYS