LOT 22 BLOCK 1 QUAIL HEIGHTS S/D
749-362, CT 1407-1613, QC 1417-1

MAI JUDE GIBSON/MAI REBECCA D
236 SW CANNON CREEK DR
LAKE CITY, FL 32024

2027

01-4S-16-02709-022

BUILDING CHARACTERISTICS

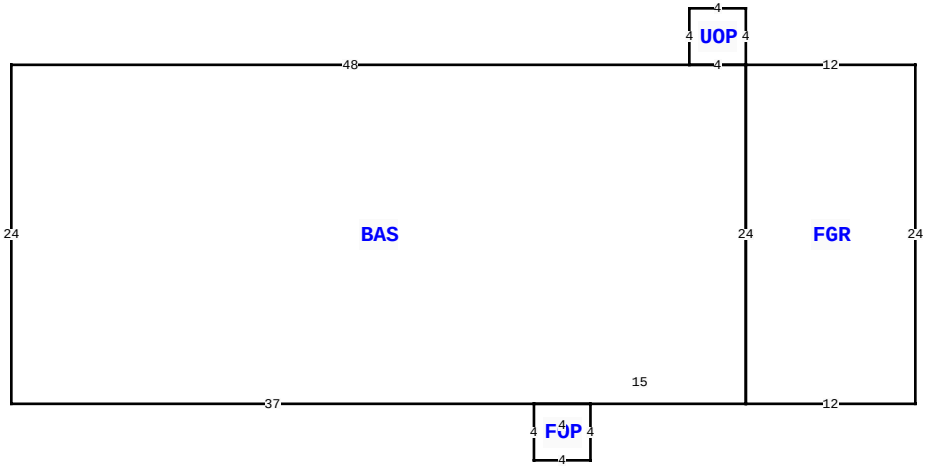
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
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	1416.0200	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100		1,248	117,017
FGR	288	55		158	14,814
FOP	16	30		5	469
UOP	16	20		3	281
TOTALS	1,568			1,414	132,582

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,414	130.8320	143.92	203,503	1991	1991	0	0	0	34.85	65.15

1 SINGLE FAM 0% - 2024 Heated Area: 1248 HX Base Yr



1780 SW LESLIE GLN, LAKE CITY

BLD DATE		LGL DATE	04/21/2023 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

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	0	45	9	405.00	UT	1.40	1.40	100	0	0	3	100	567	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	132,582
TOTAL MARKET OB/XF VALUE	567
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	151,649
SOH/AGL Deduction	0
ASSESSED VALUE	151,649
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	151,649
TOTAL JUST VALUE	151,649
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	154,053

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044185	Roof Replacement	7,800	04/14/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1491/1064	5/25/2023	QC	U	I	11	100
GRANTOR: MAI REBECCA D						
GRANTEE: MAI JUDE GIBSON						
1479/482	11/09/2022	PR	U	I	19	100
GRANTOR: MAI REBECCA D PR OF T						
GRANTEE: MAI REBECCA D						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S24 E37 FOP= S4 E4 N4 W4$ E15 FGR= E12 N24 W12 S24$ N24 UOP= N4 W4 S4 E4$ W4$.

LAND DESCRIPTION

TOTAL OB/XF 567

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	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 08/16/2023 BY JB Total Acres: 0.28 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS