COMM SE COR OF SEC, RUN W 561.24
C/L OF A 60-FOOT EASEMENT FOR PO
W 377.51 FT, N 308.23 FT, E 377.

CANNON CORY S/CANNON CODY J
11092 WINTER CREST DR
RIVERVIEW, FL 33569

2027

06-7S-16-04145-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	02	02

DOR CODE 0200 MOBILE HOME

MAP NUM | MKT AREA 02

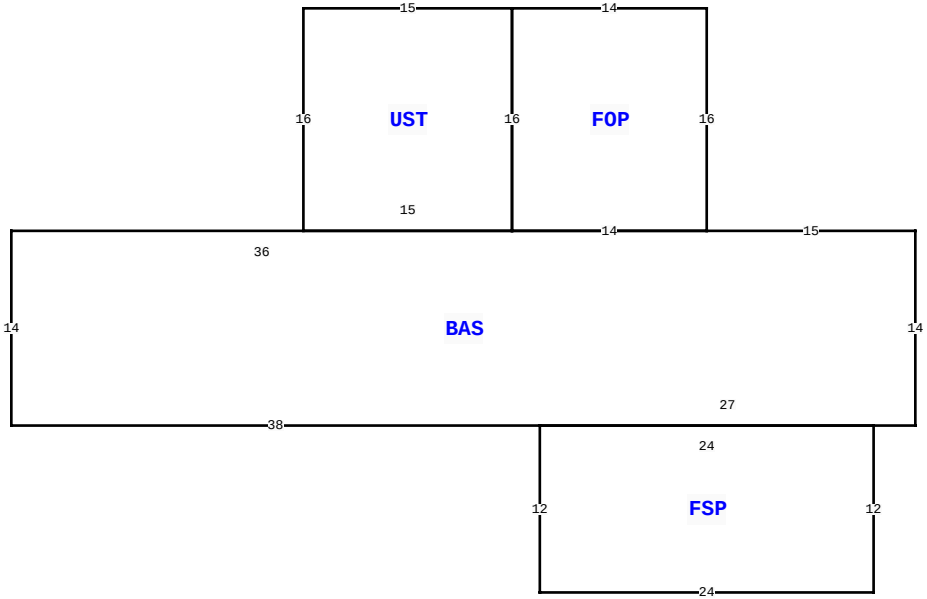
NEIGHBORHOOD/LOC 6716.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	910	100		910	15,372
FOP	224	35		78	1,318
FSP	288	40		115	1,942
UST	240	45		108	1,824
TOTALS	1,662			1,211	20,456

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,211	70.3800	42.23	51,141	1983	1983	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 910 HX Base Yr



154 SW COLES CT, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
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	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	1994	1994	3	100	200	
2	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	100	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	20,456
TOTAL MARKET OB/XF VALUE	7,300
TOTAL LAND VALUE - MARKET	37,380
TOTAL MARKET VALUE	65,136
SOH/AGL Deduction	253
ASSESSED VALUE	64,883
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	64,883
TOTAL JUST VALUE	65,136
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	65,136

SALE:1:1: 10.07 ACRES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30570	POOL ENCL	35	10/26/2012
30467	POOL	180	09/14/2012
29710	SFR	927	09/30/2011
8385	M H	125	05/16/1994
8363	M H	125	05/11/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1253/1200	4/16/2013	QC	U	I	11	100
GRANTOR: ANGELA M WHITE						
GRANTEE: CORY S CANNON & ETA						
1244/0768	11/06/2012	QC	U	I	11	100
GRANTOR: THOMAS H CANNON SR &						
GRANTEE: ANGELA MARIA WHITE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 FOP= N16 W14 S16 E14$ W14 UST= N16 W15 S16 E15$
W36S14 E38 FSP= S12 E24 N12 W24$ E27 N14$.

LAND DESCRIPTION

TOTAL OB/XF 7,300

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	0200	C	MBL HM	0		A-1	0.00	0.00	2.67	AC		1.00	1.00	1.00	14,000.00	14,000.00	37,380							

REVIEW DATE 06/23/2015 BY TW Total Acres: 2.67 Total Land Value: 37,380 Market: 0 Agricultural: 0 Common: 37,380 PRINTED 11/17/2026 BY SYS