LOT 14 CANNON CREEK AIRPARK.
ORB 522-475, 640-508,
790-105, 812-1492, 812-1493,

BRISTOL TORE S & TORILL
408 SW AIRPARK GLN
LAKE CITY, FL 32025

2027

12-4S-16-02947-014

BUILDING CHARACTERISTICS

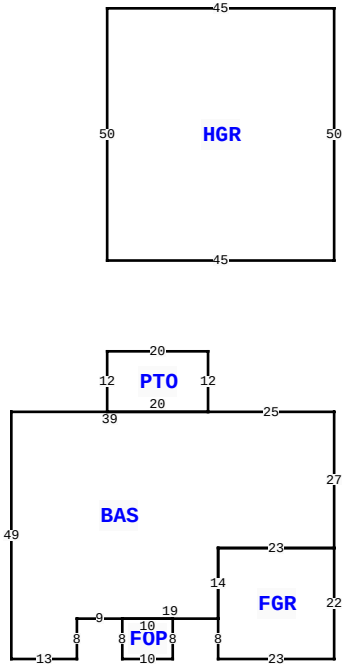
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	05	AVERAGE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	12416.030	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,406	100		2,406	238,622
FGR	506	55		278	27,572
FOP	80	30		24	2,380
HGR	2,250	45		1,012	100,368
PTO	240	5		12	1,190
TOTALS	5,482			3,732	370,132

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,732	117.9805	129.78	484,339	2002	2002	0	0	0	23.58	76.42

1 SINGLE FAM 100% - 2024 Heated Area: 2406 HX Base Yr 2024



408 SW AIRPARK GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 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	0166	CONC,PAVMT	0	100	0	0	2,336.00	UT	1.00	1.00	100	2002	2002	3	100	2,336	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		370,132
TOTAL MARKET OB/XF VALUE		2,336
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		407,468
SOH/AGL Deduction		0
ASSESSED VALUE		407,468
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		356,057
TOTAL JUST VALUE		407,468
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		414,198

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044168	Roof Replacement	21,911	04/13/2022
17944	SFR	366	02/14/2001
17945	PLANE HNGR	140	02/14/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0895/2553	1/25/2000	WD	Q	V	01	25,000

GRANTOR: SCHNEERER

GRANTEE: BRISTOL'S

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W25 PTO= N12 W20 S12 E20$ W39 S49 E13 N8 E9 FOP= S8 E10 N8 W10$ E19 FGR= S8 E23 N22 W23 S14$ N14 E23 N27$ PTR= N30 HGR= N50 W45 S50 E45$ S30$.

LAND DESCRIPTION

TOTAL OB/XF 2,336

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 04/19/2022 BY JS Total Acres: 1.00 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/17/2026 BY SYS