

LOT 14 CANNON CREEK ACRES S/D.
462-361, 905-2369, WD 1463-1414,

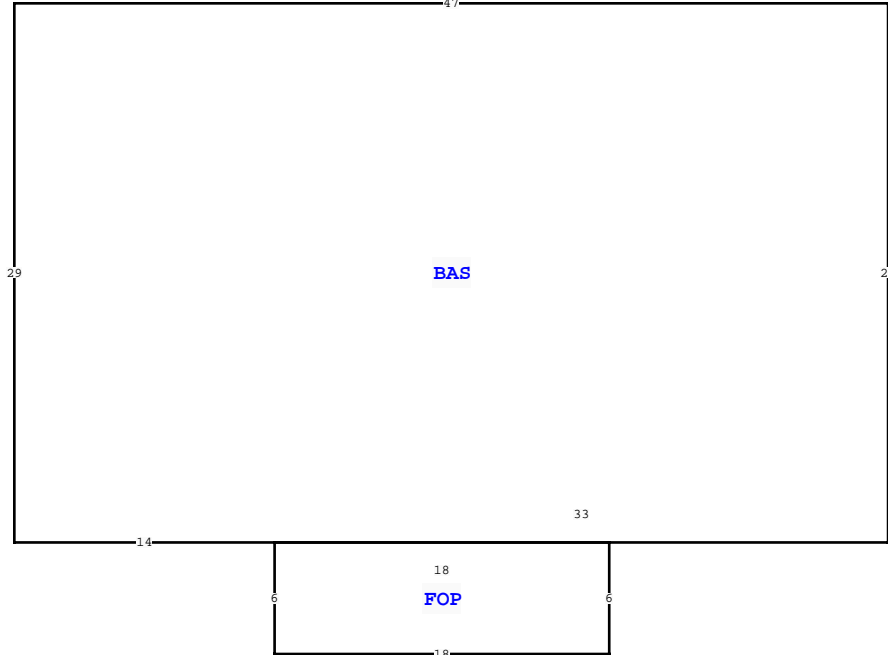
STIERLEN KATHRINE/MARCOS JOSE A
493 SW CHRIS TER
LAKE CITY, FL 32055

2026

24-4S-16-03104-027
VALUATION SUMMARY PAGE 1 of 1

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	90
Interior Floor	15	HARDTILE	10
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	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	24416.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,363	100	
FOP	108	30	
TOTALS	1,471		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2024		134.18	187,181	2000	2015	0	10.00	90.00
			Heated Area: 1363				HX Base Yr	2024			



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			168,463
TOTAL MARKET OB/XF VALUE			4,420
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			207,883
SOH/AGL Deduction			111,057
ASSESSED VALUE			96,826
TOTAL EXEMPTION VALUE	HX HB SX		96,826
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			207,883
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			209,755

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046297	Roof Replacement	11,911	01/18/2023
17224	SFR	243	07/18/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1498/974	9/01/2023	WD	Q	I	01	244,900
GRANTOR: MAULDIN JUSTIN						
GRANTEE: STIERLEN KATHRINE						
1463/1414	4/01/2022	WD	Q	I	01	196,000
GRANTOR: NEILL TERRY A						
GRANTEE: MAULDIN JUSTIN						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0294	SHED WOOD/	0	100	8	8	1.00	UT	0.00	100	2000
2	0263	PRCH, USP	0	100	16	20	320.00	UT	17.00	50	2009
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	100	2009

TOTAL OB/XF												4,420
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE							
			04/03/2025	MLU								

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W47 S29 E14 FOP= S6 E18 N6 W18 E33 N29 S.											

LAND DESCRIPTION												TOTAL OB/XF												
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	100		RSF	1160.00	272.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							