

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	60
Interior Wall	04	PLYWOOD	40
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1	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	24416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,304	100	
FOP	40	30	
FSP	144	40	
FST	96	55	
PTO	100	5	
UCP	476	20	
TOTALS	2,160		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,527	111.4000	124.77	190,524	1962	1962	0	0	35.00	65.00

1 SINGLE FAM 0% - 2021 Heated Area: 1304 HX Base Yr

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			123,841
TOTAL MARKET OB/XF VALUE			2,660
TOTAL LAND VALUE - MARKET			102,500
TOTAL MARKET VALUE			229,001
SOH/AGL Deduction			3,629
ASSESSED VALUE			225,372
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			225,372
TOTAL JUST VALUE			229,001
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			229,001

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1420/1471	9/01/2020	QC	U	I	11	0
GRANTOR: SHERRIANNE BRYANT						
GRANTEE: JERRY W JR & JOYCE						
1416/1928	7/31/2020	QC	U	I	11	0
GRANTOR: SHERRIANNE BRYANT						
GRANTEE: JERRY W JR & JOYCE						

EXTRA FEATURES		1059 SW CANNON CREEK DR, LAKE CITY															
L N	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	0020	BARN,FR	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	600	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
3	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
4	0294	SHED WOOD/	0	0	8	8	64.00	UT	7.50	7.50	75	1993	1993	3	75	360	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/09/2025	MLU

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W26 S26 E24 FOP= S10 E4N10 W4\$ E4 S10 E16 PTO= E10 N10 W10 S10\$ N10 UCP= E6 FST= E16 N6 W16 S6\$ N6 E16 N20 W22 S26\$ N26 FSP= N8 W18 S8 E18\$ W18\$.											

LAND DESCRIPTION												TOTAL OB/XF 2,660												
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	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	4,500							
2	9900	C	AC NON-AG	0		A-1	0.00	0.00	14.00	AC		1.00	1.00	1.00	7,000.00	7,000.00	98,000							