

LOT 14 CANNON CREEK PLACE S/D.  
 WD 1058-1808, WD 1320-184, DC 15

LORD RUDYARD B  
 122 SW ARROW GLEN  
 LAKE CITY, FL 32024

**2026**

24-4S-16-03114-114

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
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	14	CARPET 80
Interior Floor	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
Architectural	05	CONV 100
Units		0 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,115	121.4136	135.98	287,598	2015	2015	0	0	10.00	90.00	

1 SINGLE FAM 0% - 2026 Heated Area: 1743 HX Base Yr

TOTALS 2,523 2,115 258,838

122 SW ARROW GLN, LAKE CITY

Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	24416.040	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,743	100		1,743	213,312
FGR	552	55		304	37,204
FOP	108	30		32	3,916
FOP	120	30		36	4,406

COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY		STANDARD
Tax Group: 2		Tax Dist:
BUILDING MARKET VALUE		258,838
TOTAL MARKET OB/XF VALUE		2,722
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		296,560
SOH/AGL Deduction		0
ASSESSED VALUE		296,560
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		296,560
TOTAL JUST VALUE		296,560
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		299,436

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32540	SFR	734	12/15/2014
24012	SFR	570	01/03/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1320/0184	8/08/2016	WD Q	Q	I	01	163,000

GRANTOR: CONNER INVESTMENTS OF  
 GRANTEE: RUDYARD B & MARGARE  
 1058/1808 9/14/2005 WD Q V 77,800  
 GRANTOR: PETER W GIEBEIG  
 GRANTEE: CONNER INVESTMENTS

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/14/2026	MLU

BUILDING NOTES	
BAS= W17 FOP= W10 S12 E10 N12\$ S12 W40 S27 FGR= S24 E23 N24 W23\$ E23 FOP= S6 E18 N6 W18\$ E34 N39\$.	

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	0166	CONC,PAVMT	0	0	0			961.00	UT	2.00				1,922	
2	0296	SHED METAL	0	0	0			1.00	UT	0.00				800	

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	0		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000								