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

2027

24-4S-16-03114-114

BUILDING CHARACTERISTICS

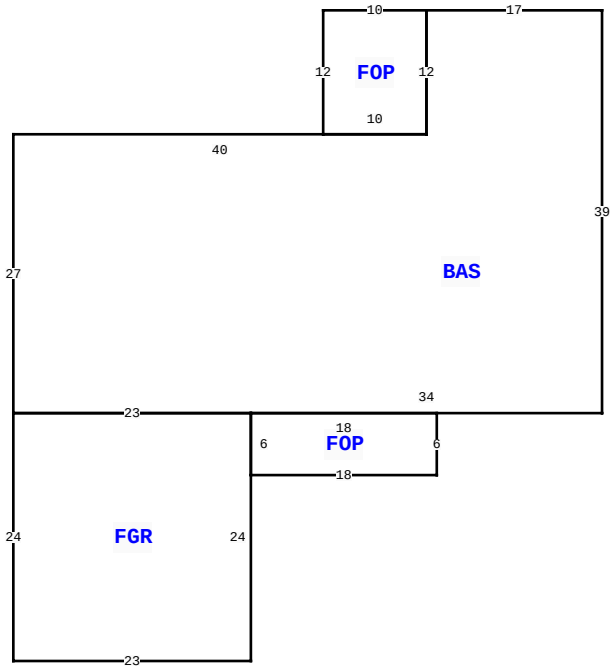
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
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	209,500
FGR	552	55		304	36,539
FOP	108	30		32	3,847
FOP	120	30		36	4,327
TOTALS	2,523			2,115	254,212

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	133.55	282,458	2015	2015	0	0	0	10.00	90.00

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



122 SW ARROW GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 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	0166	CONC,PAVMT	0	0	0	0	961.00	UT	2.00	2.00	100	2015	2015	3	100	1,922	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	800	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	254,212
TOTAL MARKET OB/XF VALUE	2,722
TOTAL LAND VALUE - MARKET	35,000
TOTAL MARKET VALUE	291,934
SOH/AGL Deduction	0
ASSESSED VALUE	291,934
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	291,934
TOTAL JUST VALUE	291,934
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	296,560

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	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						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 2,722

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

REVIEW DATE 02/25/2025 BY KS Total Acres: 0.51 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/16/2026 BY SYS