LOT 23 CANNON CREEK PLACE S/D.
WD 1079-508, WD 1115-1450

BUGGERT JUDY A
247 SW ARROWBEND DR
LAKE CITY, FL 32024

2027

24-4S-16-03114-123

BUILDING CHARACTERISTICS

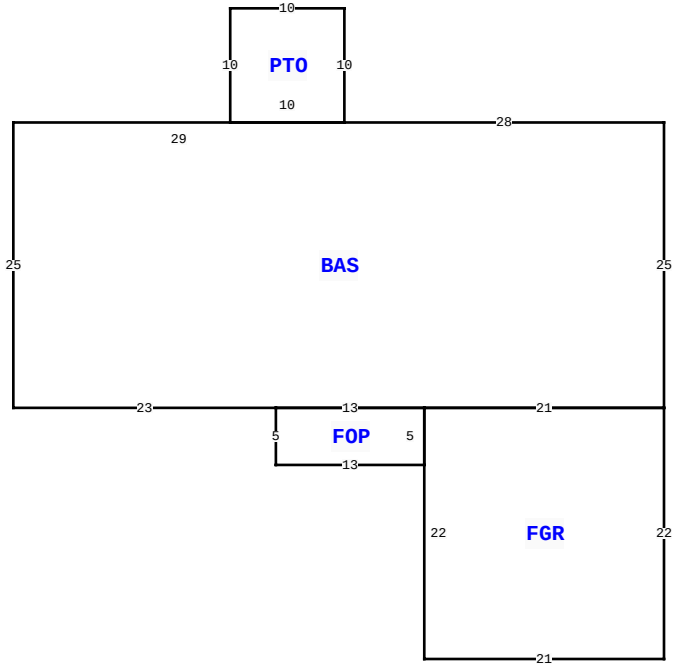
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	31	VINYL SID 30
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	07	07
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	1,425	100		1,425	159,593
FGR	462	55		254	28,447
FOP	65	30		20	2,240
PTO	100	5		5	560
TOTALS	2,052			1,704	190,839

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,704	127.9575	140.75	239,838	2006	2006	0	0	0	20.43	79.57

1 SINGLE FAM 100% - 2008 Heated Area: 1425 HX Base Yr 2008



247 SW ARROWBEND DR, LAKE CITY

BLD DATE		LGL DATE	04/14/2026 MLU
XF DATE		LAND DATE	
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	1,132.00	UT	3.00	3.00	100	2006	2006	3	100	3,396	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		190,839
TOTAL MARKET OB/XF VALUE		3,396
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		229,235
SOH/AGL Deduction		74,460
ASSESSED VALUE		154,775
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		103,364
TOTAL JUST VALUE		229,235
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		232,706

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24608	SFR	474	06/08/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1115/1450	3/26/2007	WD	Q	I		170,000
GRANTOR: MARTIN HOME BUILDERS						
GRANTEE: JUDY A BUGGERT						
1079/0508	3/27/2006	WD	Q	V		39,900
GRANTOR: PETER W GIEBEIG						
GRANTEE: MARTIN HOME BUILDER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W28 PTO= N10 W10 S10 E10$ W29 S25 E23 FOP= S5 E13 N5 W13$ E13 FGR= S22 E21 N22 W21$ E21 N25$.

LAND DESCRIPTION

TOTAL OB/XF 3,396

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		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: 0.73 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/16/2026 BY SYS