

LOT 33 EX N 15 FT SEC 1 THREE RI
428-752, 800-873, QC 1040-2973,

WALKER AMANDA ALLISON
212 MADISON AVE N
DOUGLAS, GA 31533

2026

00-00-00-00549-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
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		02
NEIGHBORHOOD/LOC	100000.01	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,050	100		1,050	84,932
UOP	420	20		84	6,794
TOTALS	1,470			1,134	91,726

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0084	DOCK-RIVER	0	0	0	1,134.00	UT	14.50	14.50
2	0294	SHED WOOD/	0	0	12	192.00	UT	14.00	14.00
3	0166	CONC,PAVMT	0	0	25	1,050.00	UT	5.00	5.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0132	C	SFR RIVER	0		A-1	85.00	609.00	85.00

MARKET ADJUSTMENTS

TYPE: 0300 MDL: 01 EFF. AREA: 1,134 TOT ADJ PTS: 106.0800 EFF. BASE RATE: 129.42 REPL. COST NEW: 146,762 AYB: 1982 EYB: 1995 ECON: 0 FNCT: 0 NORM: 0 37.50 % COND: 62.50

1 SFR PILING 0% - 2021 Heated Area: 1050 HX Base Yr

42

25

42

5

12

24

30

12

BAS

UOP

802 SW RIVERSIDE AVE, FORT WHITE									
TOTAL OB/XF 14,515									

COLUMBIA COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		91,726	
TOTAL MARKET OB/XF VALUE		14,515	
TOTAL LAND VALUE - MARKET		102,000	
TOTAL MARKET VALUE		208,241	
SOH/AGL Deduction		0	
ASSESSED VALUE		208,241	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		208,241	
TOTAL JUST VALUE		208,241	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		210,076	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050095	Electrical Servic	0	06/11/2024

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1411/0652	4/22/2020	QC	U	I	11
GRANTOR: JOHN S ALLISON & TERE					
GRANTEE: AMANDA ALLISON WALK					
1408/2235	3/20/2020	QC	U	I	11
GRANTOR: ITCHY RIVER LLC					
GRANTEE: AMANDA ALLISON WALK					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W25 S42 UOP= S12 E30 N24 W5 S12 W25\$ E25 N42\$.									