S DIV: LOTS 1 & 2 BLOCK B SUNSHI

693-673, 817-901, WD 1178-2741,

WARDWELL KYLE
113 RUE ARIES
SLIDELL, LA 70461

2026

00-00-00-13626-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

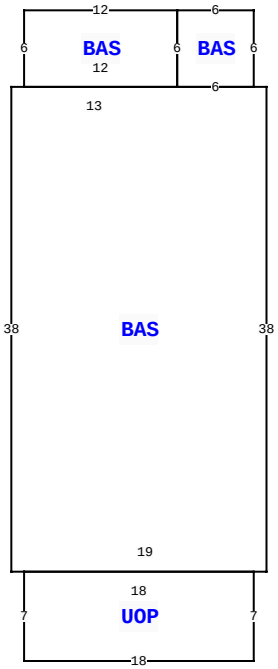
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 100
Air Condition	03	CENTRAL 100
Heating Type	03	FORCED AIR 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	870317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	36	100		36	2,208
BAS	72	100		72	4,415
BAS	760	100		760	46,609
UOP	126	20		25	1,533
TOTALS	994			893	54,766

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	893	84.2400	94.35	84,255	1945	1945	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2023 Heated Area: 868 HX Base Yr



694 SE BROWN ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	54,766
TOTAL MARKET OB/XF VALUE	80
TOTAL LAND VALUE - MARKET	8,835
TOTAL MARKET VALUE	63,681
SOH/AGL Deduction	0
ASSESSED VALUE	63,681
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	63,681
TOTAL JUST VALUE	63,681
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	63,681

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1463	ADDN SFR	70	10/26/2009

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1472/1381	8/02/2022	PB	U	I	18	0
GRANTOR: CLERK OF COURT						
GRANTEE: WARDWELL KYLE						
1178/2742	8/06/2009	WD	U	I	16	100
GRANTOR: JERRELL & PENNY HOWEL						
GRANTEE: JANELL WARDWELL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W1 BAS= N6 W6 S6 E6 $ W6 BAS= N6 W12 S6 E12$ W13 S38 E1
UOP= S7 E18 N7 W18$ E19 N38$.

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	1.00	UT	0.00	0.00	100	0	0	3	100	30	
2	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	50	

LAND DESCRIPTION

TOTAL OB/XF 80

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-	1100.00	93.00	9,300.00	SF		1.00	1.00	1.00	0.95	0.95	8,835							

REVIEW DATE 11/10/2016 BY DF Total Acres: 0.21 Total Land Value: 8,835 Market: 0 Agricultural: 0 Common: 8,835 PRINTED 11/21/2025 BY SYS