SE1/4 OF NE1/4 LYING S & E OF SR
400 FT & EX THE N 60 FT.

BAILEY SAMANTHA CHRISTINE
220 STONEY LN
CADIZ, KY 42211

2026

01-5S-15-00417-004

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

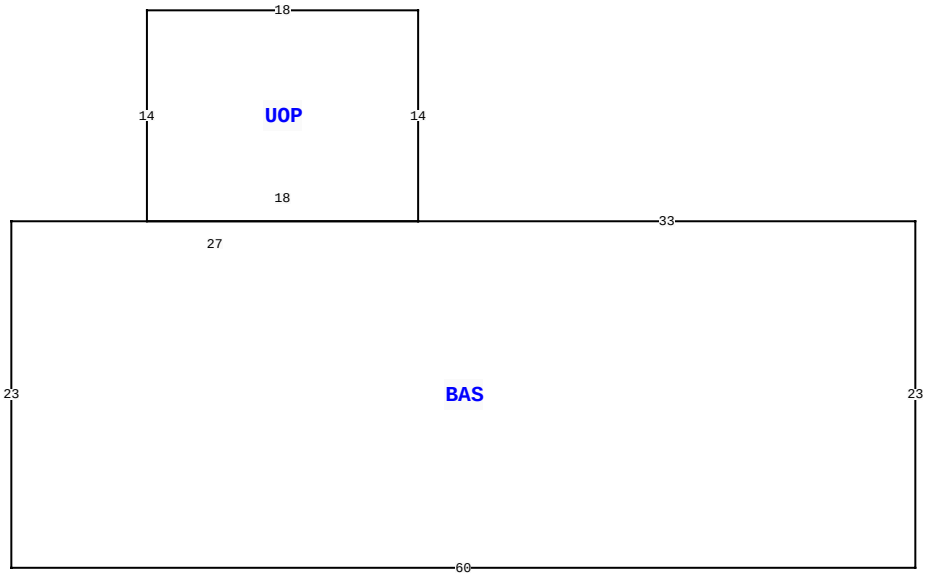
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	1515.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,380	100		1,380	37,724
UOP	252	25		63	1,722
TOTALS	1,632			1,443	39,446

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,443	113.9000	68.34	98,615	1995	1995	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 1380 HX Base Yr



8843 SW STATE ROAD 247 , LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	39,446
TOTAL MARKET OB/XF VALUE	18,600
TOTAL LAND VALUE - MARKET	146,250
TOTAL MARKET VALUE	204,296
SOH/AGL Deduction	53,072
ASSESSED VALUE	151,224
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	151,224
TOTAL JUST VALUE	204,296
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	204,296

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1449/1901	9/20/2021	QC	U	I	11	100
GRANTOR: BAILEY KELLAN						
GRANTEE: BAILEY SAMANTHA CHR						
1376/2286	1/08/2019	WD	U	I	30	148,000
GRANTOR: STEPHEN A DOUGLAS						
GRANTEE: KELLAN BAILEY & SAM						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W33 UOP= N14 W18 S14 E18$ W27 S23 E60 N23$.

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	0040	BARN,POLE	0	0	0	0	1.00	UT	1,200.00	1,200.00	50	0	0	3	50	600	
2	9945	Well/Sept	0	0	0	0	2.00	UT	7,000.00	7,000.00	100			3	100	14,000	
3	9946	Well	0	0	0	0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000	

LAND DESCRIPTION

TOTAL OB/XF 18,600

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	0200	C	MBL HM	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	6,000							
2	9900	C	AC NON-AG	0		A-1	0.00	0.00	23.38	AC		1.00	1.00	1.00	6,000.00	6,000.00	140,250							

REVIEW DATE 07/07/2016 BY DF Total Acres: 24.38 Total Land Value: 146,250 Market: 0 Agricultural: 0 Common: 146,250 PRINTED 11/18/2025 BY SYS