LOT 42 BLOCK A WOODGATE
VILLAGE UNIT 1. 573-120,
573-120, 699-836, 732-926, 757

SANDERLIN JEFFERY DANIEL
221 ARABIAN LN
MOYOCK, NC 27958

2025

05-4S-16-02777-043

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

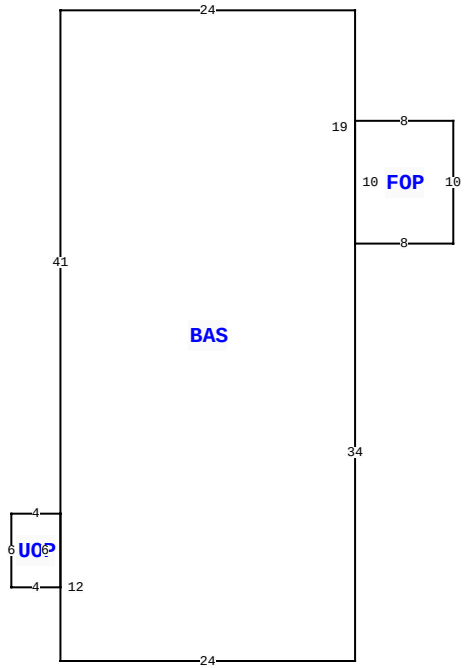
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 80
Interior Floo	06	VINYL ASB 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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	03	03
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	5416.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,272	100		1,272	29,261
FOP	80	35		28	644
UOP	24	25		6	138
TOTALS	1,376			1,306	30,043

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,306	95.8500	57.51	75,108	1988	1988	0	0	0	60.00	40.00

1 MOBILE HME – 0% - 0 Heated Area: 1272 HX Base Yr



224 SW JUPITER GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	30,043
TOTAL MARKET OB/XF VALUE	4,800
TOTAL LAND VALUE - MARKET	18,500
TOTAL MARKET VALUE	53,343
SOH/AGL Deduction	9,726
ASSESSED VALUE	43,617
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	43,617
TOTAL JUST VALUE	53,343
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	47,398

SALE:3:1:

SALE:2:1: $.55 STAMPS - 2 LOTS - 2 PARCELS

SALE:1:1: ALSO PRCL #02777-042

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1389/0616	7/12/2019	QC	U	I	11	100
GRANTOR: JAMES SANDERLIN						
GRANTEE: JEFFERY DANIEL SAND						
1381/1809	3/20/2019	QC	U	I	11	100
GRANTOR: JACKIE ESPENSHIP						
GRANTEE: JAMES SANDERLIN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S41 UOP= W4 S6 E4 N6$ S12 E24 N34 FOP= E8 N10 W8 S10$ N19$.

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
2	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	300	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 4,800

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	0102	C	SFR/MH	0		RMH-2	75.00	45.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 10/03/2023 BY JB Total Acres: 0.08 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 07/15/2025 BY SYS