

COMM SW COR OF SEC RUN N 214.87F
FT. N 658.03 FT FOR POB, CONT N
625.12 FT TO W R/W OF US 441, S

RED FOX TRUST
1709-A GPRMTP RD, PMB 378
VALDOSTA, GA 31601

2026

17-3S-17-04960-003



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	0	0 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100

Quality	03	03
DOR CODE	2802MH PARK	
MAP NUM		07
NEIGHBORHOOD/LOC	17317.00	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	924	100
TOTALS	924	16,669

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0259	MHP HOOKUP	0	0	0	0	20.00	UT	4,300.00
2	0285	SALVAGE	0	0	0	0	1.00	UT	0.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	2810	C	MH PARK	0		RMH-P	0.00	0.00	10.40

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	924	75.1680	45.10	41,672	1985	1985	0	0	60.00	40.00
1 MOBILE HME		0% - 2022		Heated Area: 924				HX Base Yr			
14 66 66 14 BAS											

TOTAL OB/XF 22,000													
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL
1	0259	MHP HOOKUP	0	0	0	0	20.00	UT	4,300.00	4,300.00	25	0	0 3
2	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010 3

TOTAL OB/XF 22,000													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND
1	2810	C	MH PARK	0		RMH-P	0.00	0.00	10.40	AC		1.00	1.00

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			2
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	30,541		
TOTAL MARKET OB/XF VALUE	22,000		
TOTAL LAND VALUE - MARKET	83,200		
TOTAL MARKET VALUE	135,741		
SOH/AGL Deduction	29,146		
ASSESSED VALUE	106,595		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	106,595		
TOTAL JUST VALUE	135,741		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	135,741		

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1444/768	8/03/2021	WD	U	I	11	100	
GRANTOR: SUWANNEE HOLDINGS LLC							
GRANTEE: RED FOX TRUST							
1439/1354	6/08/2021	WD	Q	I	01	100,000	
GRANTOR: CHAPPLE SELWIA ANN							
GRANTEE: SUWANNEE HOLDINGS L							

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W66 S14 E66 N14\$.									

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