BEG INTERS OF N R/W GUERDON
RD & W R/W WOLF RD, RUN SW
ALONG GUERDON RD 200 FT, NW

WOODFORD PLYWOOD INC
P O BOX 50007
ALBANY, GA 31705

2026

19-3S-17-05137-000

BUILDING CHARACTERISTICS

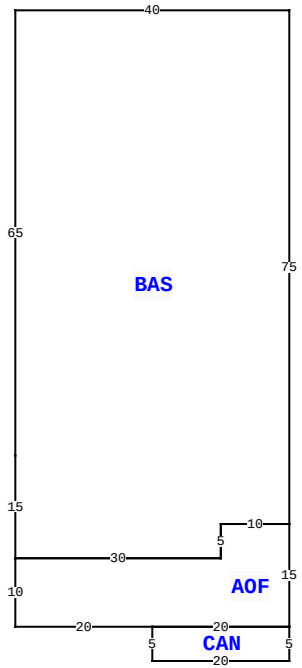
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	14	PREFIN MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 90
Interior Floo	14	CARPET 10
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Fixtures		4 100
Frame	03	MASONRY 100
Story Height		12 100
RMS		5 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	03	03
DOR CODE	2900	WHOLESALE OUTLET
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	19317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	450	110		495	4,517
BAS	3,150	100		3,150	28,744
CAN	100	30		30	274
TOTALS	3,700			3,675	33,534

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8400	04	3,675	49.3349	18.25	67,069	1963	1963	0	0	0	50.00	50.00

1 WAREH STOR 0% - 0 Heated Area: 3600 HX Base Yr



681 NW GUERDON ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	294,943
TOTAL MARKET OB/XF VALUE	16,332
TOTAL LAND VALUE - MARKET	38,640
TOTAL MARKET VALUE	349,915
SOH/AGL Deduction	0
ASSESSED VALUE	349,915
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	349,915
TOTAL JUST VALUE	349,915
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	349,915

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W40 S65 S15 E30 N5 E10 N75 $
AOF=[ORIG=-40,80] S10 E20 E20 N15 W10 S5 W30 $
CAN=[ORIG=-20,90] S5 E20 N5 W20 $
.

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	0260	PAVEMENT-A	0	0	0	0	25,200.00	UT	0.90	0.90	70	0	0	3	70	15,876	
2	0140	CLFENCE 6	0	0	0	0	240.00	UT	3.80	3.80	50	0	0	3	50	456	

LAND DESCRIPTION

TOTAL OB/XF 16,332

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	9105	C	TOWER SITE	0		I	0.00	0.00	1.00	AC		1.00	1.00	1.00	14,000.00	14,000.00	14,000							
2	2900	C	WHOLESALER	0		I	0.00	0.00	1.76	AC		1.00	1.00	1.00	14,000.00	14,000.00	24,640							

REVIEW DATE 05/10/2024 BY TP Total Acres: 2.76 Total Land Value: 38,640 Market: 0 Agricultural: 0 Common: 38,640 PRINTED 11/04/2025 BY SYS

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2026

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BUILDING CHARACTERISTICS

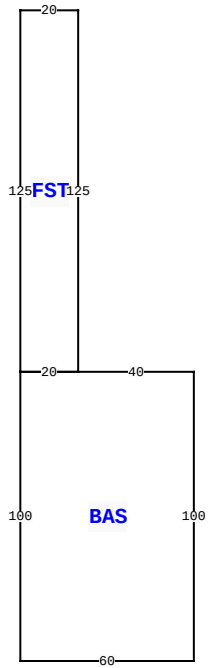
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	10	STEEL FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Plumbing		0 100
Frame	05	STEEL 100
Story Height		12 100
RMS		1 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	03	03
DOR CODE	2900	WHOLESALE OUTLET
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	19317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	6,000	100		6,000	86,910
FST	2,500	70		1,750	25,349
TOTALS	8,500			7,750	112,259

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8400	06	7,750	78.3000	28.97	224,518	1983	1983	0	0	0	50.00	50.00

2 WAREH STOR 0% - 0 Heated Area: 6000 HX Base Yr



681 NW GUERDON ST, LAKE CITY

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COLUMBIA COUNTY PROPERTY

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ASSESSED VALUE	349,915
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	349,915
TOTAL JUST VALUE	349,915
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	349,915

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 FST= N125 W20 S125 E20$W20 S100 E60 N100$.

EXTRA FEATURES

L N	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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 05/10/2024 BY TP Total Acres: 2.76 Total Land Value: 38,640 Market: 0 Agricultural: 0 Common: 38,640 PRINTED 11/04/2025 BY SYS

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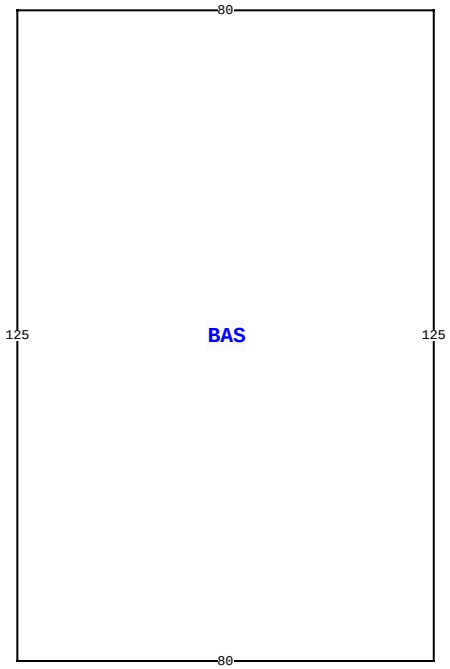
Interior Floo	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Plumbing		0 100
Frame	05	STEEL 100
Story Height		16 100
RMS		1 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	03	03
DOR CODE	2900	WHOLESALE OUTLET
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	19317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	10,000	100		10,000	149,150
TOTALS	10,000			10,000	149,150

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8400	06	10,000	80.6177	29.83	298,300	1984	1984	0	0	0	50.00	50.00

3 WAREH STOR 0% - 0 Heated Area: 10000 HX Base Yr



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INCOME VALUE	
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PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W80 S125 E80 N125$.

EXTRA FEATURES

L N	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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

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