COMM AT NE COR OF NW1/4 OF NE1/4
W 400 FT FOR POB, RUN S 170 FT,
FT, N 170 FT, E 300 FT TO POB.

TOWNSEND JOSHUA D
524 ADAMS GATE RD
WINSTON, NC 27107-7689

2026

19-4S-17-08487-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

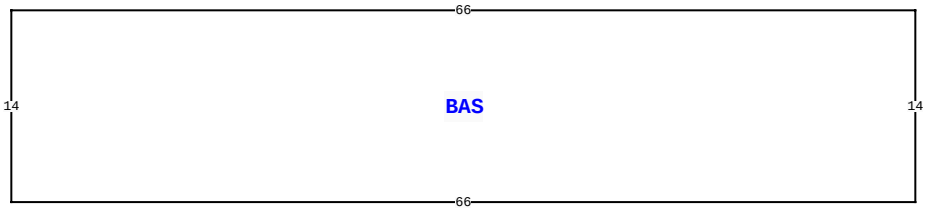
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	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 06
NEIGHBORHOOD/LOC	19417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	24,372
TOTALS	924			924	24,372

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	924	109.9000	65.94	60,929	1994	1994	0	0	0	60.00	40.00

2 MOBILE HME 0% - 0 Heated Area: 924 HX Base Yr



250 SW MA PL, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	24,372
TOTAL MARKET OB/XF VALUE	9,500
TOTAL LAND VALUE - MARKET	13,455
TOTAL MARKET VALUE	47,327
SOH/AGL Deduction	0
ASSESSED VALUE	47,327
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	47,327
TOTAL JUST VALUE	47,327
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	47,327

BLDG:1:1: VANDYKE MH

XFOB:1:1: VAN DUKE MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22616	M H	250	12/17/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1270/2261	3/10/2014	WD	U	I	30	100
GRANTOR: WILSON D & JANET L TO						
GRANTEE: JOSHUA D TOWNSEND						
0934/0934	8/22/2001	QC	Q	I	01	0
GRANTOR: ROBERT LEWIS (A WIDOW						
GRANTEE: WILSON & JANET TOWN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E66 N14$.

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	0294	SHED WOOD/	0	0	0	0	2.00	UT	1,000.00	1,000.00	100	0	0	3	100	2,000	
2	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	500	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 9,500

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	300.00	170.00	1.17	AC		1.00	1.00	1.00	11,500.00	11,500.00	13,455							

REVIEW DATE 05/22/2017 BY RP Total Acres: 1.17 Total Land Value: 13,455 Market: 0 Agricultural: 0 Common: 13,455 PRINTED 11/10/2025 BY SYS