

COMM SE COR OF BLOCK 4 ODOMS
SPRINGBROOK ADDITION, RUN S
ALONG W R/W AVALON AVE 258.17

SOUTHWEST GEORGIA OIL COMPANY INC
P O BOX 1510
BAINBRIDGE, GA 39818

2026

33-3S-17-06870-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	09	RIDGE FRME 100
Roof Cover	04	BUILT-UP 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 100
Ceiling	01	FIN.SUSPD 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures	8	100
Frame	03	MASONRY 100
Story Height	10	100
RMS	3	100
Stories	1.	1. 100
Units	0	100
Condition Adj	04	04 100

Quality	05	05
DOR CODE	1126	CONV STORE/GAS
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	33317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	144	100		144	6,434
BAS	358	100		358	15,996
BAS	396	100		396	17,694
BAS	2,252	100		2,252	100,620
CAN	420	30		126	5,630
CAN	2,994	30		898	40,123

TOTALS	6,564			4,174	186,494
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00
2	0260	PAVEMENT-A	0	0	0	0	1.00	UT	10,240.00
3	0164	CONC BIN	0	0	12	12	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	1100	C	STORE 1FLR	0		CG	240.00	208.00	49,500.00

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
4300	04	4,174	119.1463	89.36	372,989	1988	1988	0	0	0	50.00	50.00	
1 NBHD CONVE 0% - 0 Heated Area: 3150 HX Base Yr													

1740 SE BAYA DR, LAKE CITY				BLD DATE					LGL DATE	
				XF DATE					LAND DATE	
				INC DATE					AG DATE	
UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1.00	UT	0.00	0.00	100	0	0	3	100	1,300	
1.00	UT	10,240.00	10,240.00	100	0	0	3	100	10,240	
1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

TOTAL OB/XF													
11,840													

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		186,494	
TOTAL MARKET OB/XF VALUE		11,840	
TOTAL LAND VALUE - MARKET		85,199	
TOTAL MARKET VALUE		283,533	
SOH/AGL Deduction		0	
ASSESSED VALUE		283,533	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		283,533	
TOTAL JUST VALUE		283,533	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		283,533	

BLDG:1:1: S&S # 4			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1293/2074	4/28/2015	WD U	I		43	19,812,600
GRANTOR: STAFFORD L SCAFF JR						
GRANTEE: SOUTHWEST GEORGIA O						

BUILDING NOTES						

BUILDING DIMENSIONS						
BAS= W48 BAS= W10 S33 E12 N14 W2 N19\$ S19 E2 S14 W12 S12CAN= S6 E13 CAN= S42 W8 S52 E39 N52 W8 N42 W23\$ E57 N6 W70\$ E58 BAS= E12 N12 W12 S12\$ N12 BAS= E12 N33 W12 S33\$ N33\$.						