

LOT 17 SEC 11 THREE RIVERS ESTAT  
373-756, WD 1364-2318,

SYKES JOINT REVOCABLE LIVING TRUST  
P O BOX 31667  
KNOXVILLE, TN 37930

**2026**

00-00-00-00851-000  
00-00-00-00851-000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																						VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 24,000 TOTAL MARKET VALUE 24,000 SOH/AGL Deduction 13,371 ASSESSED VALUE 10,629 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 10,629 TOTAL JUST VALUE 24,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 18,000									
DOR CODE 0000 VACANT																				PERMIT NUM DESCRIPTION AMT ISSUED											
MAP NUM MKT AREA 02																															
NEIGHBORHOOD/LOC 100000.11 1.00/																				SALES DATA											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE					BLD DATE			LGL DATE			OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE									
																1364/2318	6/19/2018	WD U	V	30	100										
GRANTOR: WILLIAM J SYKES																				GRANTEE: WILLIAM JOHN & MELI											
TOTALS																				BUILDING NOTES											
EXTRA FEATURES																				BUILDING DIMENSIONS											
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							
1	0000	C	VAC RES	0		A-1	87.00	0.00	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000														
REVIEW DATE 04/14/2026 BY MLU										Total Acres: 1.04 Total Land Value: 24,000										Market: 0 Agricultural: 0 Common: 24,000 PRINTED 06/19/2026 BY SYS											