

LOT 64 UNIT 17 THREE RIVERS ESTA  
777-599, 778-77, DC 1399-535,

BRADBURN MARY L  
255 S LONGHOLLOW ROAD  
MARYVILLE, TN 37801

**2026**

00-00-00-00969-000  
00-00-00-00969-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	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		1	100
Stories	1.	1.	100
Architectual Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	100000.17	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	644	100	
TOTALS	644		644
			44,564

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0201	02	644	110.9000	106.46	68,560	2010	2010	0	0	35.00	65.00			
1 MANUF 1 0% - 0 Heated Area: 644 HX Base Yr														
845 SW BOSTON TER, FORT WHITE														
				BLD DATE					LGL DATE					
				XF DATE					LAND DATE	04/30/2024	MLU			
				INC DATE					AG DATE					

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	44,564			
TOTAL MARKET OB/XF VALUE	7,000			
TOTAL LAND VALUE - MARKET	18,000			
TOTAL MARKET VALUE	69,564			
SOH/AGL Deduction	12,259			
ASSESSED VALUE	57,305			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	57,305			
TOTAL JUST VALUE	69,564			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	70,653			

SALE:2:1: GRANTEE IS REAL ESTATE AGENT-219 SAYS VA			
PRMT:1:1: TRAVEL TRAILER			
SALE:1:1: LOT 64 UNIT 17 THREE RIVERS			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
28867	M H	348	09/15/2010
7656	M H	40	10/04/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0778/0077	7/30/1993	WD Q	I			8,800
GRANTOR: SUSAN BYNUM						
GRANTEE: DEWEY BRADFORD						
0777/0599	7/13/1993	WD U	I	12		4,000
GRANTOR: DOROTHY DAVIS						
GRANTEE: SUSAN BYNUM						

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	
1	9945	Well/Sept	0	0	0	0	1.00	UT 7,000.00	7,000.00	100			3	100	7,000	

BUILDING NOTES													
BAS= W46 S14 E46 N14\$.													

BUILDING DIMENSIONS													
BAS= W46 S14 E46 N14\$.													

LAND DESCRIPTION														TOTAL OB/XF										
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	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	100.00	400.00	1.00	LT		1.00	1.00	1.00	18,000.00	18,000.00	18,000							