NE DIV: LOT 8 BLOCK 10 HOSFORDS
336-345, 878-234, 878-983, 958-1

MKHOME INVESTMENTS, LLC
185 WHITSETT RD
LORENA, TX 76655

**2026**

**00-00-00-10862-000**

## BUILDING CHARACTERISTICS

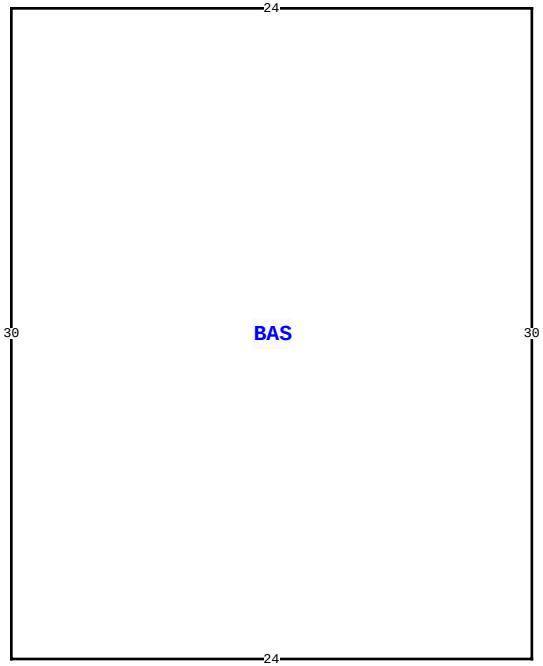
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 17 | MSNRY STUC 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 04 | PLYWOOD 100 |
| Interior Floo | 13 | LAM/VNLPLK 100 |
| Air Condition | 02 | WINDOW 100 |
| Heating Type | 02 | CONVECTION 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 1 100 |
| Frame | 01 | NONE 100 |
| Stories | 1. | 1. 100 |
| Architectual | 05 | CONV 100 |
| Units | | 0 100 |
| Condition Adj | 03 | 03 100 |
| Kitchen Adjus | 01 | 01 100 |
| Quality | 02 | 02 |
| DOR CODE | 0100 | SINGLE FAMILY |
| MAP NUM | | MKT AREA 07 |
| NEIGHBORHOOD/LOC | 29317.010 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 720 | 100 | | 720 | 43,956 |
| TOTALS | 720 | | | 720 | 43,956 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 720 | 99.1100 | 111.00 | 79,920 | 1950 | 1950 | 10 | 0 | 0 | 35.00 | 55.00 |

1 SINGLE FAM 0% - 2022 Heated Area: 720 HX Base Yr




537 NE FAIRVIEW ST, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 — 1

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 1 | Tax Dist: |
| BUILDING MARKET VALUE | 43,956 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 1,610 |
| TOTAL MARKET VALUE | 45,566 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 45,566 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 45,566 |
| TOTAL JUST VALUE | 45,566 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 45,566 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1455/645 | 12/16/2021 | WD | Q | I | 05 | 72,000 |
| GRANTOR: REEL LIFE LLC | | | | | | |
| GRANTEE: MKHOME INVESTMENTS, | | | | | | |
| 1367/2557 | 8/15/2018 | WD | U | I | 11 | 100 |
| GRANTOR: NASHONDA OLIVER | | | | | | |
| GRANTEE: REEL LIFE LLC | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W24 S30 E24 N30$.

## 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | | | | | | |

## LAND DESCRIPTION

TOTAL OB/XF 0

| 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 | 0100 | C | SFR | 0 | | *RSF | -346.00 | 70.00 | 3,220.00 | SF | | 1.00 | 1.00 | 1.00 | 0.50 | 0.50 | 1,610 | | | | | | | |

REVIEW DATE 01/03/2022 BY CP Total Acres: 0.07 Total Land Value: 1,610 Market: 0 Agricultural: 0 Common: 1,610 PRINTED 07/02/2026 BY SYS