E DIV: LOT 12 EAST LAKE S/D.

400-130, PB 1491-2234,

FELTON SONIA D/HARRIS WEENA
4404 ETHAL AVENUE
KILLEEN, TX 76549

2027

00-00-00-13107-012

BUILDING CHARACTERISTICS

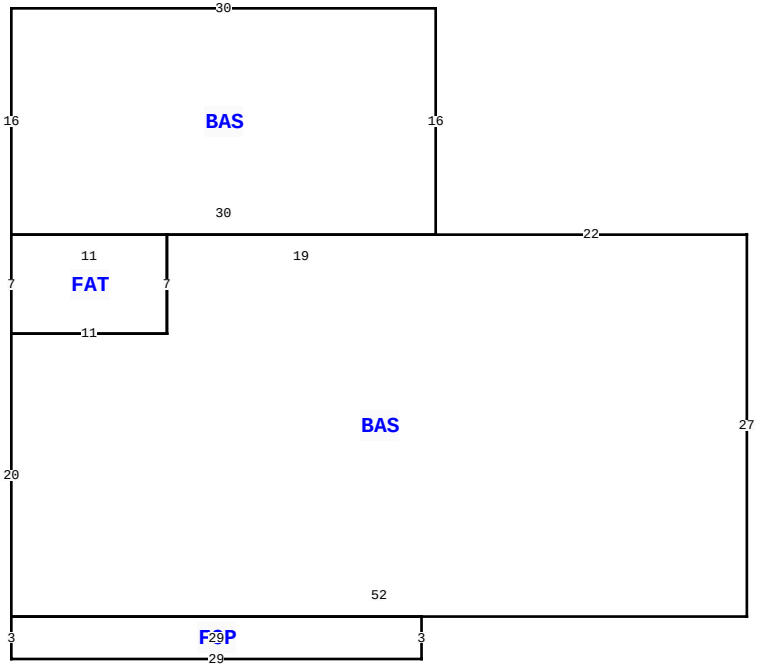
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	05	AVERAGE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	03	03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	32317.090	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	480	100		480	27,303
BAS	1,327	100		1,327	75,481
FAT	77	20		15	853
FOP	87	30		26	1,479
TOTALS	1,971			1,848	105,116

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,848	94.0212	103.42	191,120	1978	1978	10	0	0	35.00	55.00

1 SINGLE FAM 0% - 2024 Heated Area: 1807 HX Base Yr



249 NE PATTERSON AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/12/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	105,116
TOTAL MARKET OB/XF VALUE	600
TOTAL LAND VALUE - MARKET	5,512
TOTAL MARKET VALUE	111,228
SOH/AGL Deduction	0
ASSESSED VALUE	111,228
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	111,228
TOTAL JUST VALUE	111,228
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	113,139

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1491/2234	5/31/2023	PB	U	I	18	0

GRANTOR: AUSGOOD EUNICE E ESTA

GRANTEE: FLETON SONIA D

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W22 BAS= N16 W30 S16 E30$ W19 FAT= W11 S7 E11 N7$ S7 W11 S20 FOP= S3 E29 N3 W29$ E52 N27$.

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	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	200	
2	0040	BARN,POLE	0	0	0	0	1.00	UT	0.00	0.00	100	1995	1995	3	100	400	

LAND DESCRIPTION

TOTAL OB/XF 600

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	-370.00	105.00	7,350.00	SF		1.00	1.00	1.00	0.75	0.75	5,512							

REVIEW DATE 10/20/2016 BY DF Total Acres: 0.17 Total Land Value: 5,512 Market: 0 Agricultural: 0 Common: 5,512 PRINTED 11/17/2026 BY SYS