COMM NE COR OF SE1/4 OF SE1/4, R
FOR POB, RUN S 718.01 FT, NW'LY
TO E R/W CR-250, NE ALONG R/W 39

SMALLWOOD THOMAS R/SMALLWOOD FRANCES R
112 HUNTVIEW DR
NEW HOPE, AL 35760

2027

01-3S-15-00133-001

BUILDING CHARACTERISTICS

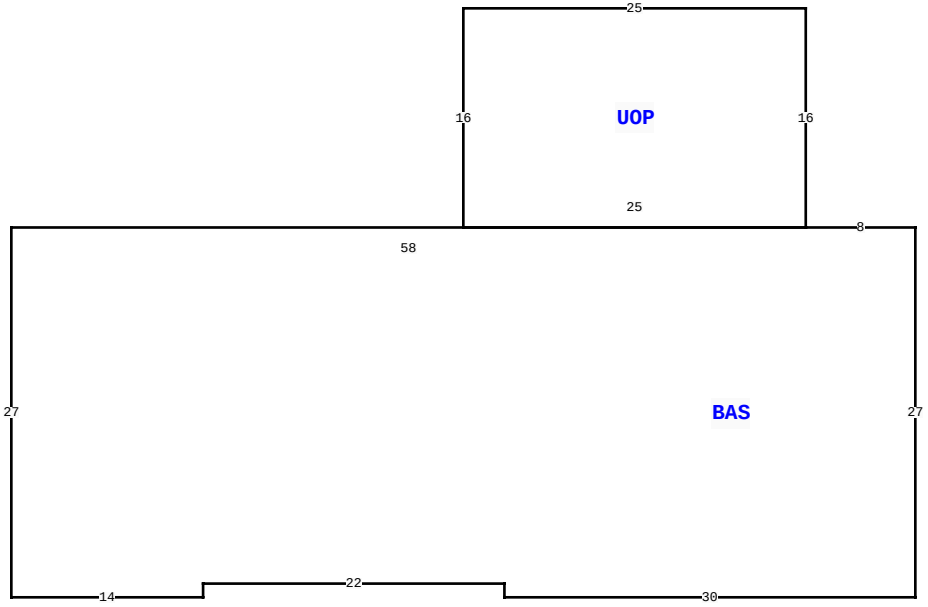
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1315.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,760	100		1,760	124,479
UOP	400	25		100	7,073
TOTALS	2,160			1,860	131,552

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,860	117.0000	108.81	202,387	1988	2010	0	0	0	35.00	65.00

1 MANUF 1 0% - 2026 Heated Area: 1760 HX Base Yr



9602 NW LAKE JEFFERY RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2026 MLU
INC DATE		AG DATE	

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2005	2005	3	100	1,200	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0210	GARAGE U	0	0	0	0	1.00	UT	7,500.00	7,500.00	100	2022	2021		100	7,500	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	131,552
TOTAL MARKET OB/XF VALUE	15,700
TOTAL LAND VALUE - MARKET	60,000
TOTAL MARKET VALUE	207,252
SOH/AGL Deduction	0
ASSESSED VALUE	207,252
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	207,252
TOTAL JUST VALUE	207,252
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	283,974

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1576/2222	9/01/2026	WD	Q	I	01	240,000
GRANTOR: HOUSE BUYER JOE LLC						
GRANTEE: SMALLWOOD THOMAS R						
1572/250	7/02/2026	WD	U	I	37	115,000
GRANTOR: LESTER RICHARD						
GRANTEE: HOUSE BUYER JOE LLC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W8 UOP= N16 W25 S16 E25$ W58 S27 E14 N1 E22 S1 E30 N27$.

LAND DESCRIPTION

TOTAL OB/XF 15,700

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	0102	C	SFR/MH	0		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,000							

REVIEW DATE 09/17/2026 BY TP Total Acres: 5.00 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 11/17/2026 BY SYS