LOT 4 BELLAMY ESTATES.

685-631, WD 1062-158, QC 1102-67

BECKELHEIMER WILLIAM W
260 HARRIS FARM RD
ORIENTAL, NC 28571

2027

01-6S-15-00500-007

BUILDING CHARACTERISTICS

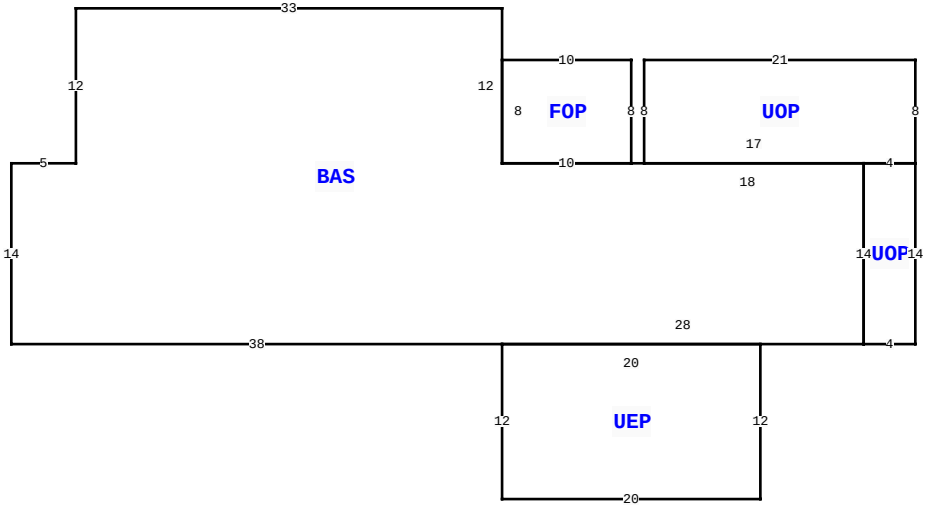
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 80
Exterior Wall	05	AVERAGE 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		1 100
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 02
NEIGHBORHOOD/LOC	1615.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,320	100		1,320	35,228
FOP	80	35		28	747
UEP	240	70		168	4,484
UOP	56	25		14	374
UOP	168	25		42	1,121
TOTALS	1,864			1,572	41,954

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,572	111.2000	66.72	104,884	1990	1990	0	0	0	60.00	40.00

1 MOBILE HME 0% - 2024 Heated Area: 1320 HX Base Yr



208 SW HAWKINS CT, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 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	0296	SHED METAL	0	0	12	24	288.00	UT	2.70	2.70	100	0	0	3	100	778	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	41,954
TOTAL MARKET OB/XF VALUE	9,378
TOTAL LAND VALUE - MARKET	22,000
TOTAL MARKET VALUE	73,332
SOH/AGL Deduction	0
ASSESSED VALUE	73,332
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	73,332
TOTAL JUST VALUE	73,332
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	73,332

XFOB:1:1: 1990 TOWN MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1167/1278	1/26/2009	QC	U	I	14	100
GRANTOR: LILLIAN BECKELHEIMER						
GRANTEE: WILLIAM BECKELHEIME						
1102/0673	11/09/2006	QC	Q	I	01	100
GRANTOR: MARILYN KEY						
GRANTEE: LILLIAN BECKELHEIME						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W33 S12 W5 S14 E38 UEP= S12 E20 N12 W20$ E28 UOP= E4 N14 W4 S14$ N14 UOP= E4 N8 W21 S8 E17$ W18 FOP= N8 W10 S8 E10$ W10N12$.

LAND DESCRIPTION

TOTAL OB/XF 9,378

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	0200	C	MBL HM	0		A-1	144.00	303.00	1.00	LT		1.00	1.00	1.00	22,000.00	22,000.00	22,000							

REVIEW DATE 04/24/2026 BY JB Total Acres: 1.00 Total Land Value: 22,000 Market: 0 Agricultural: 0 Common: 22,000 PRINTED 11/17/2026 BY SYS