COMM SE COR OF NE1/4 OF NW1/4, R
FT TO POB, RUN N 210 FT, W 203 F
E 203 FT TO POB.

WILLIAMS VIVA EARLENE
1332 CHERRY ST
MUSGROVE, OK 74403

2026

03-2S-17-04665-004

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	1217.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
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	0
TOTAL MARKET OB/XF VALUE	7,000
TOTAL LAND VALUE - MARKET	4,478
TOTAL MARKET VALUE	11,478
SOH/AGL Deduction	163
ASSESSED VALUE	11,315
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	11,315
TOTAL JUST VALUE	11,478
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	11,478

LAND:1:1: ADJ 4: EASEMENT ACCESS

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1257/1747	6/26/2013	LE	U	I	11	100
GRANTOR: VIVA EARLENE WILLIAMS						
GRANTEE: DAWNA MARIE WILLIAM						
0672/0337	11/10/1988	WD	U	I		4,000
GRANTOR: DEVRIES DELORES ETAL						
GRANTEE: WILLIAMS JAMIE						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 7,000

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	0000	C	VAC RES	0		A-1	0.00	0.00	0.98	AC		1.00	1.00	0.82	5,600.00	4,569.60	4,478							

REVIEW DATE 07/23/2015 BY DF Total Acres: 0.98 Total Land Value: 4,478 Market: 0 Agricultural: 0 Common: 4,478 PRINTED 06/10/2026 BY SYS