

BEG 393.40 FT W & 560 FT N OF SE
 NE1/4, RUN W 440 FT, N 100 FT, E
 100 FT TO POB. (AKA LOT 14 EASTB

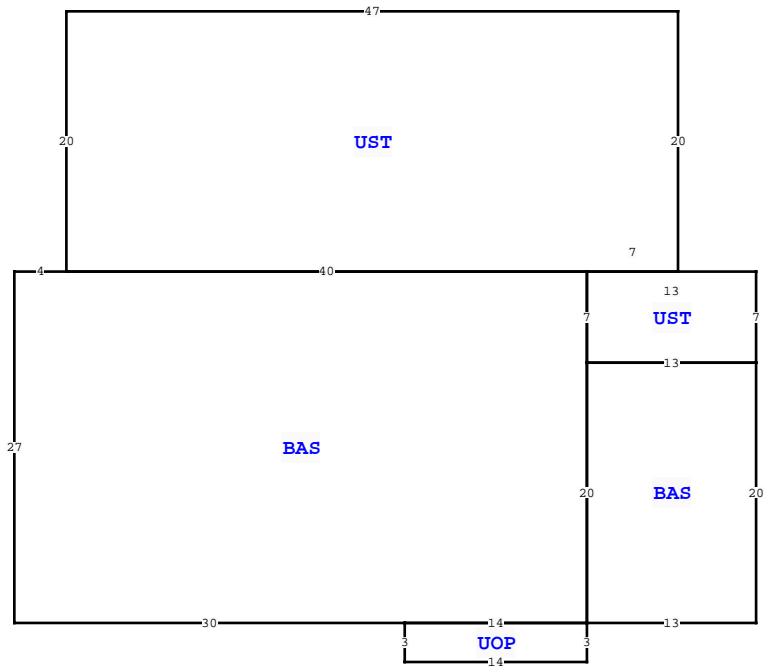
BLODGETT EDWARD/BLODGETT JULIE B
 5200 OLD MAGNOLIA CIR
 VALDOSTA, GA 31602

2026

03-4S-17-07572-014

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1.5	100
Frame		N/A	100
Stories	0	0	100
Architectural	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	3417.0800	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	260	100	
BAS	1,188	100	
UOP	42	20	
UST	91	45	
UST	940	45	
TOTALS	2,521		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,920	111.0650	124.39	238,829	1972	1972	0	0	35.00	65.00	
1 SINGLE FAM 0% - 2021 Heated Area: 1448 HX Base Yr												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			155,239
TOTAL MARKET OB/XF VALUE			2,300
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			192,539
SOH/AGL Deduction			3,576
ASSESSED VALUE			188,963
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			188,963
TOTAL JUST VALUE			192,539
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			192,539

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1425/1232	10/31/2020	WD	U	I	30	100
GRANTOR: BLODGETT EDWARD						
GRANTEE: BLODGETT EDWARD						
1390/2582	8/09/2019	PB	U	I	18	0
GRANTOR: CLERK OF COURT (EMERS						
GRANTEE: EDWARD BLODGETT						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0
2	0258	PATIO	0	0	0	0	1.00	UT	0.00	0.00	100	0
3	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	0

TOTAL OB/XF												
2,300												
L N	USE CODE	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND
1	0100	C SFR	0			0.00	0.00	1.00	LT		1.00	1.00

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W4 S27 E30 UOP= S3 E14 N3 W14\$ E14 BAS= E13 N20 W13 S20\$ N20 UST= E13 N7 W13 S7\$ N7 UST= E7 N20 W47 S20 E40\$ W40\$.												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	0100	C	SFR	0			0.00	0.00	1.00	LT		1.00