LOT 20 APPALACHIE TRACE UNR:
COMM SE COR OF NE1/4, RUN N 191.
W 439.43 FT TO E'RLY END OF A PR

KLINE RONALD S/KLINE KATHRYN
1032 OAK HILL RD
TROY, PA 16947

2027

03-6S-16-03766-120

BUILDING CHARACTERISTICS

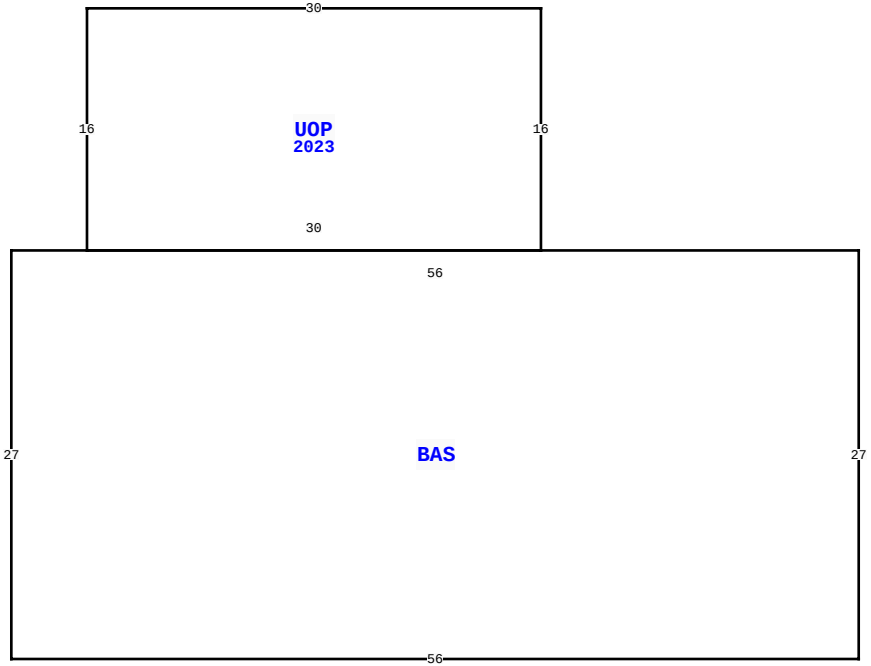
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	04	04 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	3616.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100		1,512	139,181
UOP	480	25	2023	120	11,046
TOTALS	1,992			1,632	150,227

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,632	125.2900	116.52	190,161	2007	2015	0	0	0	21.00	79.00

1 MANUF 1 0% - 2023 Heated Area: 1512 HX Base Yr



168 SW CHIEFLAND LN, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	0040	BARN,POLE	0	0	40	20	800.00	UT	7.00	7.00	100	2023	2022		100	5,600	
3	0166	CONC,PAVMT	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	2026	2025		100	2,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	150,227
TOTAL MARKET OB/XF VALUE	14,600
TOTAL LAND VALUE - MARKET	110,110
TOTAL MARKET VALUE	274,937
SOH/AGL Deduction	0
ASSESSED VALUE	274,937
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	274,937
TOTAL JUST VALUE	274,937
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	276,549

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043510	Roof Replacement	7,400	01/12/2022
25761	M H	275	05/02/2007
19680	M H	125	06/25/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1472/1477	3/31/2022	WD	U	I	11	0
GRANTOR: NAVIN GERALD JR						
GRANTEE: KLINE RONALD S						
1463/1137	3/31/2022	WD	Q	I	01	250,000
GRANTOR: NAVIN GERALD F IV						
GRANTEE: KLINE RONALD S						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W56 S27 E56 N27 $
UOP=[YR=2023;ORIG=-51,-16] S16 E30 N16 W30 $
.

LAND DESCRIPTION

TOTAL OB/XF 14,600

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	0200	C	MBL HM	0		A-1	0.00	0.00	10.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,110							

REVIEW DATE 04/20/2026 BY KS Total Acres: 10.01 Total Land Value: 110,110 Market: 0 Agricultural: 0 Common: 110,110 PRINTED 11/17/2026 BY SYS