

LOT 17 MEADOWLANDS S/D PHS 2.
AFD 1035-1435. WD 1065-508. WD 1

KIM JUNG HO/KIM WON HEE
1382 NICHOLSON PL
SUWANEE, GA 30024

2026

06-6S-17-09617-217
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BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																							
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																					
																				VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 58,500 TOTAL MARKET VALUE 58,500 SOH/AGL Deduction 12,380 ASSESSED VALUE 46,120 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 46,120 TOTAL JUST VALUE 58,500 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 49,500																							
																				PERMIT NUM DESCRIPTION AMT ISSUED 																							
																				SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1065/0509</td> <td>11/03/2005</td> <td>WD</td> <td>U</td> <td>V</td> <td>09</td> <td>75,000</td> </tr> </tbody> </table> GRANTOR: PATTEN GRANTEE: JUNG HO KIM AND WON 1065/0508 10/27/2005 WD Q V 01 100 GRANTOR: SUBRANDY LIMITED PART GRANTEE: FITZGERALD C PATTEN										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1065/0509	11/03/2005	WD	U	V	09	75,000
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE																																					
1065/0509	11/03/2005	WD	U	V	09	75,000																																					
TOTALS EXTRA FEATURES										BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE 05/07/2026 MLU																							
L N	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																											
																	BUILDING NOTES 																										
																	BUILDING DIMENSIONS 																										
LAND DESCRIPTION										TOTAL OB/XF										0																							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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			0.00	0.00	1.00	LT		1.00	1.00	0.90	65,000.00	58,500.00	58,500																										
REVIEW DATE 05/07/2026 BY MLU Total Acres: 5.01 Total Land Value: 58,500 Market: 0 Agricultural: 0 Common: 58,500 PRINTED 06/23/2026 BY SYS																																											