

COMM AT NW COR OF S1/2 OF NE 1/4  
 FT FOR POB, CONT E 207.47 FT, S  
 207.47 FT, N 210 FT TO POB.

FANCHER RICHARD  
 3730 NEW YORK 242  
 MACHIAS, NY 14101

2026

06-7S-16-04145-102



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																																																								
																				<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 7,000 <b>TOTAL LAND VALUE - MARKET</b> 18,000 <b>TOTAL MARKET VALUE</b> 25,000 SOH/AGL Deduction 1,900 <b>ASSESSED VALUE</b> 23,100 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 23,100 <b>TOTAL JUST VALUE</b> 25,000 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 21,000																																																										
																				<b>PERMIT NUM</b> 23364 <b>DESCRIPTION</b> M H <b>AMT</b> 0 <b>ISSUED</b> 07/08/2005																																																										
																				<b>SALES DATA</b> <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>1485/994</td> <td>2/24/2023</td> <td>WD</td> <td>Q</td> <td>I</td> <td>05</td> <td>115,000</td> </tr> <tr> <td colspan="7">GRANTOR: WOODLE BRIAN S</td> </tr> <tr> <td colspan="7">GRANTEE: FANCHER RICHARD</td> </tr> <tr> <td>1456/2515</td> <td>12/22/2021</td> <td>WD</td> <td>Q</td> <td>V</td> <td>01</td> <td>15,000</td> </tr> <tr> <td colspan="7">GRANTOR: JOHNSON ELIZABETH</td> </tr> <tr> <td colspan="7">GRANTEE: WOODLE BRIAN S</td> </tr> </tbody> </table>										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1485/994	2/24/2023	WD	Q	I	05	115,000	GRANTOR: WOODLE BRIAN S							GRANTEE: FANCHER RICHARD							1456/2515	12/22/2021	WD	Q	V	01	15,000	GRANTOR: JOHNSON ELIZABETH							GRANTEE: WOODLE BRIAN S						
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<b>EXTRA FEATURES</b>										873 SW COLES CT, FORT WHITE																																																																				
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																																																															
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1	0000	C	VAC RES	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,000																																																													
<b>REVIEW DATE</b> 03/17/2023 <b>BY</b> ME <b>Total Acres:</b> 1.00 <b>Total Land Value:</b> 18,000 <b>Market:</b> 0 <b>Agricultural:</b> 0 <b>Common:</b> 18,000 <b>PRINTED</b> 05/12/2026 <b>BY</b> SYS																																																																														