COMM AT NW COR OF S1/2 OF NW 1/4
E 922.59 FT, CONT E 529.24 FT, C
529.23 FT, CONT E 527.01 FT, S 8

NIBLACK KATHERINE LIISA/A/K/A KETHERINE LISSA STRA
1740 DELL RANGE BLVD, STE H # 159
CHEYENNE, WY 82009

2027

06-7S-17-09925-117

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9900	NON AG ACREAGE	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	6717.0100 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	05/06/2026 MLU
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	0
TOTAL LAND VALUE - MARKET	119,350
TOTAL MARKET VALUE	119,350
SOH/AGL Deduction	50,152
ASSESSED VALUE	69,198
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	69,198
TOTAL JUST VALUE	119,350
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	119,350

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1309/2601	2/17/2016	QC	U	V	11	100
GRANTOR: KATHERINE LIISA NIBLA						
GRANTEE: KATHRYN LIISA NIBLA						
1296/2749	6/24/2015	PB	U	V	18	100
GRANTOR: CLERK OF COURT (JOEL						
GRANTEE: KATHRYN NIBLACK AS						

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	9900	C	AC NON-AG	0			0.00	0.00	10.85	AC		1.00	1.00	1.00	11,000.00	11,000.00	119,350							

REVIEW DATE 05/06/2026 BY MLU Total Acres: 10.85 Total Land Value: 119,350 Market: 0 Agricultural: 0 Common: 119,350 PRINTED 11/17/2026 BY SYS