

LOT 2 BLOCK E TROY PINE ADD.  
309-520, 570-159, 630-232, 753-2

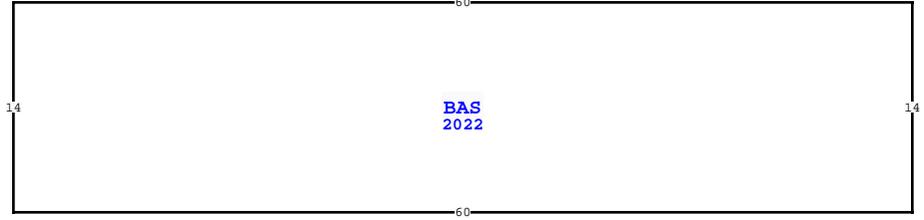
POWELL BRANDEN  
35 E 18TH ST  
COOKEVILLE, TN 38501

**2026**

10-4S-16-02901-002  


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	01 MINIMUM 100
Exterior Wall	00 N/A 0
Roof Structure	03 GABLE/HIP 100
Roof Cover	01 MINIMUM 100
Interior Wall	04 PLYWOOD 100
Interior Floor	14 CARPET 100
Interior Floor	02 MIN PLYWD 0
Air Condition	02 WINDOW 100
Heating Type	00 N/A 100
Bedrooms	2 100
Bathrooms	1 100
Frame	01 NONE 100
Stories	1. 1. 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	01 01
DOR CODE	0200 MOBILE HOME
MAP NUM	MKT AREA 06

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0800	02	840	55.5000	33.30	27,972	1977	1977	0	0	60.00	40.00	
1 MOBILE HME 0% - 2023			Heated Area: 840				HX Base Yr					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			11,189
TOTAL MARKET OB/XF VALUE			10,300
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			39,989
SOH/AGL Deduction			0
ASSESSED VALUE			39,989
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			39,989
TOTAL JUST VALUE			39,989
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			39,989

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	840	100	2022	840	11,189
TOTALS	840			840	11,189

238 SW SUNSET WAY, LAKE CITY

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1475/839	8/13/2022	QC	U	I	11	100
GRANTOR: POWELL APRIL						
GRANTEE: POWELL BRANDEN						
1469/1552	12/02/2021	WD	U	V	11	100
GRANTOR: WADE CHARLES F						
GRANTEE: POWELL APRIL						

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
1	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100	2022	2021		100	7,000	
2	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100	2022	2021		100	3,000	
3	0294	SHED WOOD/	0	0	0	0	1.00	UT	200.00	200.00	100	2022	2021		100	200	
4	0252	LEAN-TO W/	0	0	0	0	1.00	UT	100.00	100.00	100	2022	2021		100	100	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2022;ORIG=22,21] E60 S14 W60 N14 \$	

LAND DESCRIPTION													TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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		RSF/MH	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500								