

LOT 10 CARDINAL FARMS UNREC: COM
SEC, RUN W 3266.86 FT, NE 510.42
N 594.72 FT, E 843.44 FT TO W R/

STRICKLAND MEGAN L/STRICKLAND JOHN S
551 OXFORD RD
JEFFERSON CITY, TN 37760

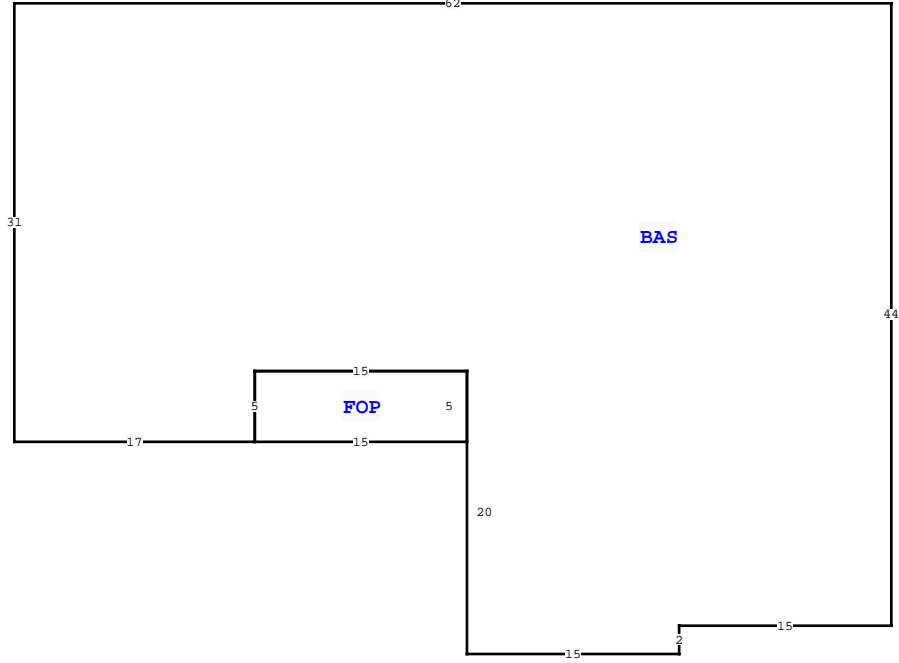
2026

11-6S-16-03815-110



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	08	SHT VINYL	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architctual Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	11616.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,267	100	
FOP	75	35	
TOTALS	2,342		
			2,293 135,977

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0201	02	2,293	114.7000	107.82	247,231	2001	2001	0	0	45.00	55.00
1 MANUF 1 0% - 2024 Heated Area: 2267 HX Base Yr											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			135,977
TOTAL MARKET OB/XF VALUE			58,248
TOTAL LAND VALUE - MARKET			177,552
TOTAL MARKET VALUE			211,574
SOH/AGL Deduction			0
ASSESSED VALUE			211,574
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			211,574
TOTAL JUST VALUE			371,777
NCON VALUE			16,000
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			311,389
SALE:1:1: 10.01 AC (FAMILY TRANSACTION)			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
40372	ELECTRICAL	0	08/17/2020
33875	M H	425	03/21/2016
31976	ADDN SFR	100	05/21/2014
31072	M H	520	05/22/2013
26463	M H	594	11/29/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1473/1597	8/12/2022	QC	U	I	11	100
GRANTOR: STRICKLAND MEGAN L FK						
GRANTEE: STRICKLAND MEGAN L						
1094/1960	8/23/2006	WD	Q	V	04	0
GRANTOR: SUBRANDY						
GRANTEE: COLQUHOUN						

EXTRA FEATURES																
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	0166	CONC, PAVMT	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	1,200	
2	0070	CARPORT UF	0	0	36	1,152.00	UT	1.50	1.50	100	2010	2010	3	100	1,728	
3	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	200	
5	0327	STABLES-SM	0	0	60	2,160.00	UT	8.00	8.00	100	2010	2010	3	100	17,280	
6	0263	PRCH, USP	0	0	16	256.00	UT	15.00	15.00	100	2014	2014	3	100	3,840	
7	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
8	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	500	
9	0060	CARPORT F	0	0	0	1.00	UT	3,500.00	3,500.00	100	2021	2020		100	3,500	
10	0040	BARN, POLE	0	0	0	1.00	UT	12,000.00	12,000.00	100	2026	2025		100	12,000	

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	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	1.54	AC		1.00	1.00	1.00	8,000.00	8,000.00	12,320							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	17.96	AC		1.00	1.00	1.00	280.00	280.00	5,029							
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	17.96	AC		1.00	1.00	1.15	8,000.00	9,200.00	165,232							
TOTALS												54,248												

EXTRA FEATURES																
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	0166	CONC, PAVMT	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	1,200	
2	0070	CARPORT UF	0	0	36	1,152.00	UT	1.50	1.50	100	2010	2010	3	100	1,728	
3	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	200	
5	0327	STABLES-SM	0	0	60	2,160.00	UT	8.00	8.00	100	2010	2010	3	100	17,280	
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8	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	500	
9	0060	CARPORT F	0	0	0	1.00	UT	3,500.00	3,500.00	100	2021	2020		100	3,500	
10	0040	BARN, POLE	0	0	0	1.00	UT	12,000.00	12,000.00	100	2026	2025		100	12,000	

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BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																			
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TOTALS																				BLD DATE XF DATE INC DATE					LGL DATE LAND DATE AG DATE					05/07/2026 MLU 01/31/2023 SPF									
EXTRA FEATURES																				BUILDING NOTES																			
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 DIMENSIONS																						
11	0166	CONC, PAVMT	0	0	0	0	1.00	UT	4,000.00	4,000.00	100	2026	2025	100	4,000																								
LAND DESCRIPTION										TOTAL OB/XF										4,000																			
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REVIEW DATE 11/28/2026 BY ks Total Acres: 19.50 Total Land Value: 17,349 Market: 165,232 Agricultural: 5,029 Common: 12,320 PRINTED 06/23/2026 BY SYS																																							