

LOT 68 CARDINAL FARMS UNREC:
 COMM SE COR & RUN W 5311.34 FT
 TO SW COR, N 1995.16 FT,

BAIRD BOBBY
 P O BOX 326
 CARYVILLE, TN 37714

2026

11-6S-16-03815-168


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	50
Interior Floo	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Stories	1.	1.	100
Units		0	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	11616.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,560	100	
TOTALS	1,560		1,560 163,964

MARKET ADJUSTMENTS																									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND														
1	MANUF	3	0%	- 2021	Heated Area: 1560		HX Base Yr																		
<div style="border: 1px solid black; padding: 10px; text-align: center;"> <p>52</p> <p>30</p> <p>BAS</p> <p>52</p> <p>30</p> </div>																									
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>05/06/2026</td> <td>MLU</td> </tr> </tbody> </table>														BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					05/06/2026	MLU
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COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			163,964
TOTAL MARKET OB/XF VALUE			7,800
TOTAL LAND VALUE - MARKET			110,110
TOTAL MARKET VALUE			281,874
SOH/AGL Deduction			52,562
ASSESSED VALUE			229,312
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			229,312
TOTAL JUST VALUE			281,874
NCON VALUE			800
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			274,683

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40376	M H	0	08/18/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1402/2172	1/07/2020	WD	Q	V	03	66,500
GRANTOR: RONDA HALL						
GRANTEE: BOBBY BAIRD						
1385/0008	5/17/2019	WD	Q	V	01	46,000
GRANTOR: GINA NG & KENNETH & L						
GRANTEE: RONDA HALL						

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	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	0081	DECKING WI	0	0	0	1.00	UT	800.00	800.00	100	2026	2025		100	800	

TOTAL OB/XF														7,800			
370 SW SKYLINE LOOP, FORT WHITE																	

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS= W52 S30 E52 N30\$.													

LAND DESCRIPTION														TOTAL OB/XF														7,800			
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		A-1	0.00	0.00	10.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,110														