COMM SE COR OF SW1/4, RUN N 1985
W 1324.32 FT, W 662.48 FT FOR PO
662.03 FT, W 331.51 FT, N 661.90

AVERY JAMES R
2909 E MILLER RD
MIDLAND, MI 84640

2026

12-4S-15-00350-008

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	12415.00	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

506 SW GALLANT LN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	19,960
TOTAL LAND VALUE - MARKET	60,480
TOTAL MARKET VALUE	80,440
SOH/AGL Deduction	4,009
ASSESSED VALUE	76,431
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	76,431
TOTAL JUST VALUE	80,440
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	80,440

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055204	Mobile Home		04/01/2026

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1468/1050	4/28/2022	WD	P	I	98	100
GRANTOR: AVERY JAMES R						
GRANTEE: AVERY JAMES R & WAN						
1272/2399	4/11/2014	WD	Q	I	01	26,500
GRANTOR: (FRANKLIN NELSON KELL						
GRANTEE: JAMES R AVERY						

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
1	0031	BARN,MT AE	0	0	36	40	1,440.00	UT	12.00	12.00	75	2018	2018	3	75	12,960	
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 19,960

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	0700	C	MISC RES	0		A-1	0.00	0.00	5.04	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,480							

REVIEW DATE 04/15/2026 BY Andres Total Acres: 5.04 Total Land Value: 60,480 Market: 0 Agricultural: 0 Common: 60,480 PRINTED 05/08/2026 BY SYS