

LOT 14 BROTHERS WELCOME AIRPARK.  
608-219, 870-694, 904-2459, 989-

CESAREC MARIO JR  
7868 FITZHUGH LANE  
KING GEORGE, VA 22485

**2026**

12-4S-16-02935-016  


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY									
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY														
															<b>VALUATION BY</b> Tax Group: 2 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 35,000 TOTAL MARKET VALUE 35,000 SOH/AGL Deduction 0 ASSESSED VALUE 35,000 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 35,000 TOTAL JUST VALUE 35,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 35,000														
DOR CODE 0000 VACANT															<b>PERMIT NUM</b> <b>DESCRIPTION</b> <b>AMT</b> <b>ISSUED</b>    														
MAP NUM      MKT AREA      06															<b>SALES DATA</b> OFF RECORD Number      DATE      TYPE INST      Q / V / I / CD      RSN      SALE PRICE 1488/1816      4/19/2023      WD Q      V      01      47,000 GRANTOR: NAZARIO JOSE A GRANTEE: CESAREC MARIO JR 1232/0966      3/19/2012      QC U      V      11      100 GRANTOR: LOYDA NAZARIO GRANTEE: JOSE A NAZARIO														
NEIGHBORHOOD/LOC 12416.010 1.00/															<b>BUILDING NOTES</b>   														
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE											<b>BUILDING DIMENSIONS</b>   													
TOTALS															BLD DATE      LGL DATE XF DATE      LAND DATE      04/14/2026      MLU INC DATE      AG DATE														
<b>EXTRA FEATURES</b>															<b>LAND DESCRIPTION</b> 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														
															<b>TOTAL OB/XF</b> 0														
															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 0000      C      VAC RES      0                RSF-1      0.00      0.00      1.00      LT      1.00      1.00      1.00      35,000.00      35,000.00      35,000														
REVIEW DATE 04/14/2026 BY MLU															Total Acres: 0.69      Total Land Value: 35,000      Market: 0      Agricultural: 0      Common: 35,000      PRINTED 05/08/2026 BY SYS														