

COMM NW COR OF NE1/4 OF SW1/4, S  
1544.86 FT FOR POB, CONT E 210 F  
FT, W 210 FT, N 210 FT TO POB. (

DODDS LYLE  
4382 STATE HIGHWAY 173  
COCHRANTON, PA 16314

2026

12-4S-17-08332-076



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: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 10,024 <b>TOTAL LAND VALUE - MARKET</b> 11,110 <b>TOTAL MARKET VALUE</b> 21,134 SOH/AGL Deduction 0 <b>ASSESSED VALUE</b> 21,134 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 21,134 <b>TOTAL JUST VALUE</b> 21,134 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 21,134																							
																				<b>PERMIT NUM</b> <b>DESCRIPTION</b> <b>AMT</b> <b>ISSUED</b>     																							
																				<b>SALES DATA</b> <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1485/115</td> <td>2/20/2023</td> <td>WD</td> <td>Q</td> <td>I</td> <td>01</td> <td>20,000</td> </tr> </tbody> </table> GRANTOR: ARMBURGER SUSAN K GRANTEE: DODDS LYLE 1269/2008      1/15/2014      WD      U      V      11      100 GRANTOR: NICHOLAS A BOGARDUS GRANTEE: NICHOLAS BAGARDUS &										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1485/115	2/20/2023	WD	Q	I	01	20,000
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1485/115	2/20/2023	WD	Q	I	01	20,000																																					
<b>TOTALS</b>										186 SE BEAR RUN ST, LAKE CITY										BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/29/2025      MLU																							
<b>EXTRA FEATURES</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																										
1	0060	CARPORT F	0	0	24	36	864.00	UT	3.50	3.50	100	2012	2012	3	100	3,024																											
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																											
<b>LAND DESCRIPTION</b>																				<b>TOTAL OB/XF</b> 10,024																							
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	0700	C	MISC RES	0		A-1	0.00	0.00	1.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,110																										
<b>REVIEW DATE</b> 03/21/2023 <b>BY</b> ME      Total Acres: 1.01      Total Land Value: 11,110      Market: 0      Agricultural: 0      Common: 11,110 <b>PRINTED 06/23/2026 BY SYS</b>																																											