

LOT 21 COUNTRY CREEK S/D.
ORB 437-38, PROB 1284-1029,
(DC ANNE SCAFF 1293-23), WD

SOUTHWEST GEORGIA
OIL COMPANY INC, P O BOX 1510
BAINBRIDGE, GA 39818

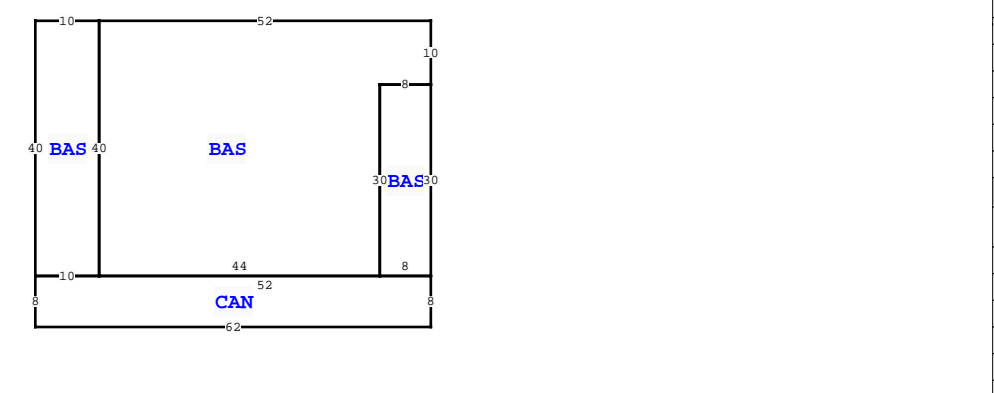
2026

15-4S-17-08359-061



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	09	RIDGE FRME 100
Roof Cover	04	BUILT-UP 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	CORK/VTILE 100
Ceiling	01	FIN.SUSPD 100
Air Condition	06	ENG CENTRL 100
Heating Type	09	ENG F AIR 100
Fixtures	4	100
Frame	03	MASONRY 100
Story Height	12	100
RMS	3	100
Stories	1.	1. 100
Units	0	100
Condition Adj	04	04 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
4300	04	2,917	97.9722	74.46	217,200	1980	1980	0	0	50.00	50.00	



Quality	05	05			
DOR CODE	1126	CONV STORE/GAS			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	15417.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	240	100		240	8,935
BAS	400	100		400	14,892
BAS	1,840	100		1,840	68,503
CAN	496	30		149	5,548
CAN	960	30		288	10,722
TOTALS	3,936			2,917	108,600

COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY		STANDARD
Tax Group: 2		Tax Dist:
BUILDING MARKET VALUE		108,600
TOTAL MARKET OB/XF VALUE		14,202
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		145,302
SOH/AGL Deduction		0
ASSESSED VALUE		145,302
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		145,302
TOTAL JUST VALUE		145,302
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		139,872

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1293/2074	4/28/2015	WD	U	I	43	19,812,600
GRANTOR: STAFFORD L SCAFF JR						
GRANTEE: SOUTHWEST GEORGIA O						

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	0260	PAVEMENT-A	0	0	0	0	11,723.00	UT	0.72	0.72	100	1996	1996	3	100	8,441	
2	0166	CONC,PAVMT	0	0	0	0	2,949.00	UT	1.50	1.50	100	1996	1996	3	100	4,424	
3	0253	LIGHTING	0	0	0	0	1.00	UT	0.00	0.00	100	1996	1996	3	100	500	
4	0164	CONC BIN	0	0	12	10	120.00	UT	12.00	12.00	30	2008	2008	3	30	432	
5	0140	CLFENCE	6	0	0	0	90.00	UT	4.50	4.50	100	1996	1996	3	100	405	

3544 SE COUNTRY CLUB RD, LAKE CITY

BUILDING NOTES		

BUILDING DIMENSIONS
BAS= W52 BAS= W10 S40 E10 N40\$ S40 CAN= W10 S8 E62 N8 W52\$
E44BAS= E8 N30 W8 S30\$ N30 E8 N10\$ PTR= N30 CAN= N24 W40 S24
E40\$ S30\$.

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	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	1100	C	STORE 1FLR	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							