COMM NW COR OF NW1/4 OF SEC, RUN
POB, S 300 FT, E 702.96 FT, N AP
FT TO SEC LINE, W APPROX 703 FT

THE SCOULAR COMPANY, INC
P O BOX 542047
OMAHA, NE 68154-8047

2026

19-3S-16-02181-013

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	19316.00	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

BLD DATE		LGL DATE	04/22/2026 MLU
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	26,020
TOTAL LAND VALUE - MARKET	58,080
TOTAL MARKET VALUE	84,100
SOH/AGL Deduction	5,765
ASSESSED VALUE	78,335
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	78,335
TOTAL JUST VALUE	84,100
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	79,260

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1462/2273	3/28/2022	WD	U	I	35	9,000,000
GRANTOR: COLUMBIA GRAIN & INGR						
GRANTEE: THE SCOULAR COMPANY						
1140/0935	12/13/2007	WD	Q	I	01	785,000
GRANTOR: COLUMBIA GRAIN & INGR						
GRANTEE: COLUMBIA GRAIN & IN						

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	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0030	BARN,MT	0	0	30	60	1,800.00	UT	10.00	10.00	100	1999	1999	3	100	18,000	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0166	CONC,PAVMT	0	0	0	0	480.00	UT	1.50	1.50	100	1999	1999	3	100	720	

LAND DESCRIPTION

TOTAL OB/XF 26,020

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	4.84	AC		1.00	1.00	1.00	12,000.00	12,000.00	58,080							

REVIEW DATE 02/06/2023 BY KS Total Acres: 4.84 Total Land Value: 58,080 Market: 0 Agricultural: 0 Common: 58,080 PRINTED 05/08/2026 BY SYS