

THAT PART OF LOT 19 LAKEWOOD ACRES S/D DESC AS FOLLOWS: BEG AT NW COR OF LOT 19 & E

WHITING THOMAS J & MILANGEL M/WHITING MILANGEL M 2345 58TH AVE E APT 7 FIFE, WA 98424

2026

21-3S-16-02216-011



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	21316.020 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,824	100	
FGR	420	55	
FOP	306	30	
FOP	410	30	
UEP	60	60	
TOTALS	3,020		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,306	125.9060	143.53	330,980	1979	1979	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1824 HX Base Yr

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1
VALUATION SUMMARY			2
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			215,137
TOTAL MARKET OB/XF VALUE			15,312
TOTAL LAND VALUE - MARKET			29,260
TOTAL MARKET VALUE			259,709
SOH/AGL Deduction			0
ASSESSED VALUE			259,709
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			259,709
TOTAL JUST VALUE			259,709
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			251,752

SALE:2:1: 5.02 ACRES WITH IMP
SALE:1:1: LOT 19, LAKEWOOD ACRES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050342	Roof Replacement	16,500	07/12/2024
32534	REMODEL	105	12/11/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1258/1347	7/19/2013	WD	Q	I	01	144,900

GRANTOR: RALPH E & ERMA J ANDR
GRANTEE: THOMAS J & MILANGEL
0747/1226 6/25/1991 WD Q I 79,500
GRANTOR: JACK R CUTTER
GRANTEE: RALPH E ANDREWS

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	100
2	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100
3	0060	CARPORT F	0	0	19	21	399.00	UT	5.00	5.00	70
4	0210	GARAGE U	0	0	20	21	420.00	UT	18.00	18.00	70
5	0120	CLFENCE 4	0	0	0	0	550.00	UT	4.50	4.50	70
6	0210	GARAGE U	0	0	12	20	240.00	UT	16.00	16.00	100
7	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100

TOTAL OB/XF											
15,312											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	0		A-1	0.00	0.00	2.09	AC	1.00

BUILDING NOTES											
BAS= W41 N2 W12 S2 W21 S10 FGR= S20 E21 N20 W21\$ E21 S20 E20 UEP= S6 E10 N6 W10\$ E33 N30\$ FOP= N10 W41 FOP= W33 S10 E21 N2 E12 N8\$ S10 E41\$.											

BUILDING DIMENSIONS											
BAS= W41 N2 W12 S2 W21 S10 FGR= S20 E21 N20 W21\$ E21 S20 E20 UEP= S6 E10 N6 W10\$ E33 N30\$ FOP= N10 W41 FOP= W33 S10 E21 N2 E12 N8\$ S10 E41\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	0		A-1	0.00	0.00	2.09	AC	1.00