THAT PART OF SEC 22 BEING PART O
DESC IN ORB 998-549 & EX .16 AC
ORB 1413-1879.

BAGWELL EMILY C
BILL SAVAGE ROAD
LULA, GA 30554

2027

22-2N-16-01462-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5600	TIMBERLAND 70-79	
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	900216.00 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	12/07/2022 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	263,476
TOTAL MARKET VALUE	41,981
SOH/AGL Deduction	0
ASSESSED VALUE	41,981
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	41,981
TOTAL JUST VALUE	263,476
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	263,476

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1451/1605	10/29/2021	WD	U	V	11	100

GRANTOR: BAGWELL JOANNE C

GRANTEE: BAGWELL EMILY C

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	5600	A	TIMBER 3	0			0.00	0.00	145.84	AC		1.00	1.00	1.00	281.00	281.00	40,981							
2	5910	A	SWAMP/CYPRES	0			0.00	0.00	25.00	AC		1.00	1.00	1.00	40.00	40.00	1,000							
3	9910	M	MKT.VAL.AG	0			0.00	0.00	170.84	AC		1.00	1.00	1.00	1,400.00	1,400.00	239,176							
4	9910	M	MKT.VAL.AG	0			0.00	0.00	25.00	AC		1.00	1.00	1.00	972.00	972.00	24,300							

REVIEW DATE 12/07/2022 BY MLU Total Acres: 170.84 Total Land Value: 41,981 Market: 263,476 Agricultural: 41,981 Common: 0 PRINTED 11/17/2026 BY SYS