COMM NE COR OF SE1/4, RUN S 21.4
CONT S 543.51 FT, S 86 DEG W 770
FT TO S R/W STEEDLEY RD, E'LY AL

BONNIE PLANTS LLC
121 NE SOMERVILLE RD
DECATUR, AL 35801

2027

22-4S-16-03093-001

BUILDING CHARACTERISTICS

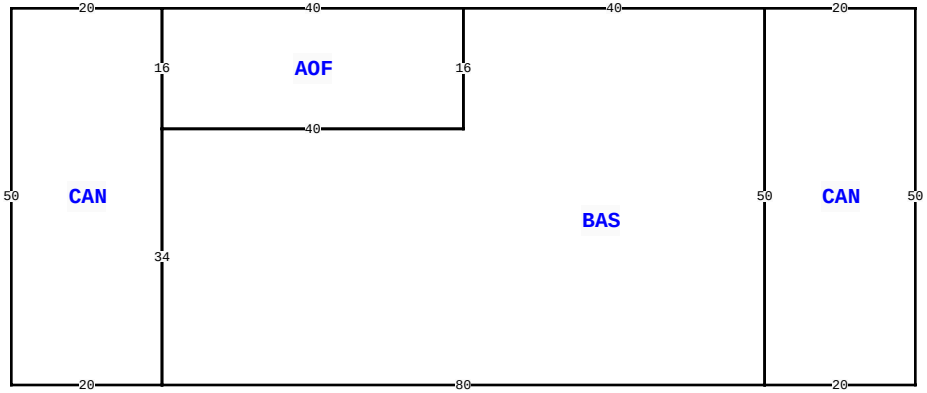
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	10	STEEL FRME 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	03	CONC FINSH 100
Ceiling	04	NONE 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Plumbing		3 100
Frame	05	STEEL 100
Story Height		18 100
RMS		2 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	3000	FLORIST/GREENHOUSE
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	22416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	640	150		960	27,506
BAS	3,360	100		3,360	96,272
CAN	1,000	30		300	8,596
CAN	1,000	30		300	8,596
TOTALS	6,000			4,920	140,970

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8700	06	4,920	103.2884	39.25	193,110	2003	2003	0	0	0	27.00	73.00

1 PREF M B A 0% - 0 Heated Area: 4000 HX Base Yr



574 SW STEEDLEY DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/09/2025 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	140,970
TOTAL MARKET OB/XF VALUE	274,656
TOTAL LAND VALUE - MARKET	90,090
TOTAL MARKET VALUE	505,716
SOH/AGL Deduction	0
ASSESSED VALUE	505,716
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	505,716
TOTAL JUST VALUE	505,716
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	505,716

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1429/56	12/16/2020	WD	U	I	30	298,000
GRANTOR: BONNIE PLANTS INC						
GRANTEE: BONNIE PLANTS LLC						
1188/2482	8/01/2009	WD	U	I	30	89,400
GRANTOR: ALABAMA FARMERS COOPE						
GRANTEE: BONNIE PLANTS INC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W40 AOF= W40 S16 E40 N16$ S16 W40 CAN= N16 W20 S50 E20 N34$ S34 E80 N50$ CAN= S50 E20 N50 W20$.

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	8,390.00	UT	2.00	2.00	100	2003	2003	3	100	16,780	
2	0214	GRN HOUSE	0	0	90	148	13,320.00	UT	3.00	3.00	70	2003	2003	3	70	27,972	
3	0214	GRN HOUSE	0	0	90	148	13,320.00	UT	3.00	3.00	70	2003	2003	3	70	27,972	
4	0214	GRN HOUSE	0	0	90	148	13,320.00	UT	3.00	3.00	70	2003	2003	3	70	27,972	
5	0214	GRN HOUSE	0	0	90	148	13,320.00	UT	3.00	3.00	70	2003	2003	3	70	27,972	
6	0214	GRN HOUSE	0	0	90	148	13,320.00	UT	3.00	3.00	70	2003	2003	3	70	27,972	
7	0214	GRN HOUSE	0	0	197	132	26,004.00	UT	3.00	3.00	100	2022	2021		100	78,012	
8	0214	GRN HOUSE	0	0	144	22	3,168.00	UT	3.00	3.00	100	2022	2021		100	9,504	
9	0040	BARN,POLE	0	0	150	36	5,400.00	UT	5.00	5.00	100	2022	2021		100	27,000	
10	0070	CARPORT UF	0	0	0	0	1.00	UT	1,500.00	1,500.00	100	2022	2021		100	1,500	

LAND DESCRIPTION

TOTAL OB/XF 272,656

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	3000	C	FLORIST	0		A-1	0.00	0.00	10.01	AC		1.00	1.00	1.00	9,000.00	9,000.00	90,090							

REVIEW DATE 04/04/2025 BY KS Total Acres: 10.01 Total Land Value: 90,090 Market: 0 Agricultural: 0 Common: 90,090 PRINTED 11/16/2026 BY SYS

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CONT S 543.51 FT, S 86 DEG W 770
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121 NE SOMERVILLE RD
DECATUR, AL 35801

2027

22-4S-16-03093-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	3000	FLORIST/GREENHOUSE	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	22416.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

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COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 — 3

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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
11	0070	CARPORT UF	0	0	0	0	1.00	UT	1,000.00	1,000.00	100	2022	2021		100	1,000	
12	0263	PRCH,USP	0	0	0	0	1.00	UT	1,000.00	1,000.00	100	2022	2021		100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 2,000

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

REVIEW DATE 04/04/2025 BY KS Total Acres: 10.01 Total Land Value: 90,090 Market: 0 Agricultural: 0 Common: 90,090 PRINTED 11/16/2026 BY SYS