

COMM NE COR OF SEC, S 663.02
 FT TO NE COR OF S1/2 OF NE1/4
 OF NE1/4 & POB, W 1330.60 FT,

ROGERS DAVID ALLAN
 9891 MELINDA AVE
 KELHI, CA 93615

2026

23-2S-15-00068-002


| BUILDING CHARACTERISTICS | | | | | | | | | | MARKET ADJUSTMENTS | | | | | | | | | | COLUMBIA COUNTY PROPERTY | | | | | | | | | | | |
|-----------------------------------------------------------------------------------------------------------------------------------------------|------------------|---------------------|----------------------|--------------|----------------------|----------|----------|----------------|-------------|---------------------------------------|-------------|-----------|-------------|-----------------|----------------|-------------------|------------|-----------------------------|------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------|-------------------|------------|---------|--|------------|--|--|--|--|--|
| ELEMENT | CD | CONSTRUCTION | | | | | | | | TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | VALUATION SUMMARY | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 7,000 TOTAL LAND VALUE - MARKET 106,040 TOTAL MARKET VALUE 113,040 SOH/AGL Deduction 11,255 ASSESSED VALUE 101,785 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 101,785 TOTAL JUST VALUE 113,040 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 93,760 | | | | | | | | | | | |
| DOR CODE | | 9900 NON AG ACREAGE | | | | | | | | | | | | | | | | | | PERMIT NUM | | DESCRIPTION | | AMT | | ISSUED | | | | | |
| MAP NUM | | | | | | | | | | | | | | | | | | | | 39635 | | M H | | 0 | | 04/20/2020 | | | | | |
| NEIGHBORHOOD/LOC | | 23215.00 1.00/ | | | | | | | | | | | | | | | | | | SALES DATA | | | | | | | | | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE | | | | | | | | | | | OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE | | | | | | | | | |
| | | | | | | | | | | | | | | | | 1402/1413 | 12/24/2019 | WD Q | Q V | 01 | 100,000 | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | GRANTOR: RUSSELL S & VICKIE M | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | GRANTEE: DAVID ALLAN ROGERS | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | BUILDING NOTES | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | BUILDING DIMENSIONS | | | | | | | | | | | |
| TOTALS | | | | | | | | | | | | | | | | | | | | BLD DATE | | LGL DATE | 05/18/2026 | MLU | | | | | | | |
| EXTRA FEATURES | | | | | | | | | | 1108 NW TIGER DRAIN RD, WHITE SPRINGS | | | | | | | | | | XF DATE | | LAND DATE | | AG DATE | | | | | | | |
| 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 | 9945 | Well/Sept | 0 0 | 0 0 | 1.00 | UT | 7,000.00 | 7,000.00 | 100 | | | 3 | 100 | 7,000 | | | | | | | | | | | | | | | | | |
| LAND DESCRIPTION | | | | | | | | | | TOTAL OB/XF | | | | | | | | | | 7,000 | | | | | | | | | | | |
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPTH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV | | | | | | | |
| 1 | 0000 | C | VAC RES | 0 | | A-1 | 0.00 | 0.00 | 19.28 | AC | | 1.00 | 1.00 | 1.00 | 5,500.00 | 5,500.00 | 106,040 | | | | | | | | | | | | | | |
| REVIEW DATE 11/04/2022 BY JD Total Acres: 19.28 Total Land Value: 106,040 Market: 0 Agricultural: 0 Common: 106,040 PRINTED 06/10/2026 BY SYS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |