

LOT 2 WINDSWEPT INDUSTRIAL S/D
 UT 4. WD 1381-180

BAIRD BOBBY D
 P O BOX 326
 CARYVILLE, TN 37714

2026

24-4S-16-03120-402



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 Tax Group: 2 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 189,000 TOTAL MARKET VALUE 189,000 SOH/AGL Deduction 27,300 ASSESSED VALUE 161,700 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 161,700 TOTAL JUST VALUE 189,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 147,000										
DOR CODE 4000 VACANT INDUSTRIAL																PERMIT NUM DESCRIPTION AMT ISSUED											
MAP NUM MKT AREA 06																											
NEIGHBORHOOD/LOC 24416.00 1.00/																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE											SALES DATA OFF RECORD Number DATE TYPE INST Q / V / I / V RSN CD SALE PRICE 1381/0180 3/21/2019 WD Q V 01 168,000 GRANTOR: DANIEL CRAPPS AS INDI GRANTEE: BOBBY D BAIRD											
TOTALS																BUILDING NOTES											
EXTRA FEATURES						359 SW WINDSWEPT GLN, LAKE CITY										BUILDING DIMENSIONS											
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											
																	LAND DESCRIPTION TOTAL OB/XF 0										
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	4000	C	VAC INDUSTRI	0		A-1	0.00	0.00	4.20	AC		1.00	1.00	1.00	45,000.00	45,000.00	189,000										
REVIEW DATE 02/20/2025 BY ks Total Acres: 4.20 Total Land Value: 189,000 Market: 0 Agricultural: 0 Common: 189,000 PRINTED 05/08/2026 BY SYS																											