W1/2 OF LOT 4 RUM ISLAND WOODS.
QC 1008-439, DC 1411-330, LE 141

LOVETT LARRY
4296 HWY 5
UNION CITY, TN 38261

2027

24-7S-16-04313-006

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	01	01
DOR CODE	0200	MOBILE HOME

MAP NUM | MKT AREA 02

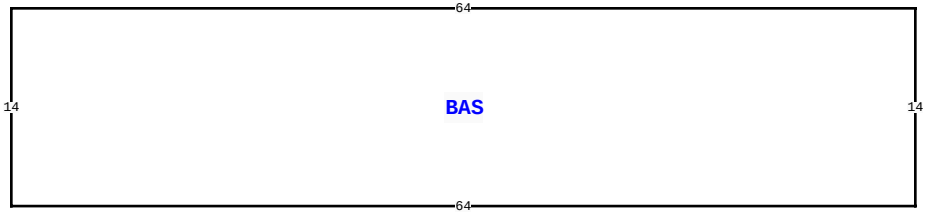
NEIGHBORHOOD/LOC 24716.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	896	100		896	14,981
TOTALS	896			896	14,981

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	896	69.6750	41.80	37,453	1985	1985	0	0	0	60.00	40.00

1 MOBILE HME 0% - 0 Heated Area: 896 HX Base Yr



287 SW LIGHTWOOD PL, FORT WHITE

BLD DATE | LGL DATE
XF DATE | LAND DATE 05/14/2024 MLU
INC DATE | AG DATE

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	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	1,200	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	1,800	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	600	
5	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	200	
6	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2015	2015	3	100	1,200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	14,981
TOTAL MARKET OB/XF VALUE	12,000
TOTAL LAND VALUE - MARKET	20,000
TOTAL MARKET VALUE	46,981
SOH/AGL Deduction	5,419
ASSESSED VALUE	41,562
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	41,562
TOTAL JUST VALUE	46,981
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	46,981

PERMIT NUM	DESCRIPTION	AMT	ISSUED
41315	ELECTRICAL		02/12/2021
21284	M H	135	11/21/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1411/0331	5/04/2020	LE	U	I	14	100
GRANTOR: LARRY LOVETT (ENH LE)						
GRANTEE: KAREN FIELDS & LAUR						
1008/0439	2/20/2004	QC	Q	I	01	100
GRANTOR: CHARLES & PAULINE LOV						
GRANTEE: LARRY & CONIE LOVET						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W64 S14 E64 N14$.

LAND DESCRIPTION

TOTAL OB/XF 12,000

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
1	0200	C	MBL HM	0		00	0.00	0.00	1.00	LT		1.00	1.00	0.50	40,000.00	20,000.00	20,000							

REVIEW DATE 03/22/2021 BY BC Total Acres: 2.00 Total Land Value: 20,000 Market: 0 Agricultural: 0 Common: 20,000 PRINTED 11/17/2026 BY SYS