

COMM AT NW COR OF SE1/4 OF
 NW1/4, RUN S 42 DG W 133.79 FT
 S 359.08 FT FOR POB, CONT S

BAKER JOSHUA DAVID/BAKER JEAN H
 697 RYE HILL DR
 EVANS, GA 30809

2026

26-3S-15-00230-002



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 0 TOTAL LAND VALUE - MARKET 16,200 TOTAL MARKET VALUE 16,200 SOH/AGL Deduction 2,043 ASSESSED VALUE 14,157 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 14,157 TOTAL JUST VALUE 16,200 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 13,500											
																				SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 1187/0816 9/09/2009 QC U V 11 0 GRANTOR: DONALD HUGH DELOACH & GRANTEE: JOSHUA DAVID & JEAN 1173/1310 5/20/2009 QC U V 11 100 GRANTOR: DONALD HUGH DELOACH & GRANTEE: JOSHUA DAVID & JEAN											
																				BUILDING NOTES BUILDING DIMENSIONS											
DOR CODE 0000 VACANT										MAP NUM MKT AREA 01										NEIGHBORHOOD/LOC 26315.00 1.00/											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS										341 SW COZY GLN, LAKE CITY										BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/16/2026 MLU											
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															
EXTRA FEATURES										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	DPHT 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			0.00	0.00	1.00	AC		1.00	1.00	0.90	18,000.00	16,200.00	16,200														
REVIEW DATE 04/16/2026 BY MLU Total Acres: 1.00 Total Land Value: 16,200 Market: 0 Agricultural: 0 Common: 16,200 PRINTED 05/08/2026 BY SYS																															