LOT 3 BLOCK A TALL PINE ACRES S/
697-417, QC 818-1021, WD 1264-19

CAMPBELL RONALD D
369 HAMATA AVENUE
HAZEL PARK, MI 48030

**2027**

**27-3S-16-02318-007**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
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|---|---|---|---|
| DOR CODE | 9901 | AC/XFOB | |
| MAP NUM | | MKT AREA | 06 |
| NEIGHBORHOOD/LOC | 27316.050 1.00/ | | |

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

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

230 NW OPEN CT, LAKE CITY

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 04/21/2023 MLU |
| INC DATE | | AG DATE | |

## COLUMBIA COUNTY PROPERTY

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### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 2 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 3,200 |
| TOTAL LAND VALUE - MARKET | 18,500 |
| TOTAL MARKET VALUE | 21,700 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 21,700 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 21,700 |
| TOTAL JUST VALUE | 21,700 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 21,700 |

SALE:1:1: LOT 3 BLOCK A TALL PINES ACRES

LAND:1:1: 1.02 AC.

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |
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## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1410/1288 | 4/24/2020 | WD | Q | V | 01 | 14,900 |
| GRANTOR: THU ANH TRAN | | | | | | |
| GRANTEE: RONALD D CAMPBELL | | | | | | |
| 1398/1765 | 11/12/2019 | WD | Q | V | 01 | 13,500 |
| GRANTOR: DEBORAH LYNN REGISTER | | | | | | |
| GRANTEE: THU ANH TRAN | | | | | | |

## BUILDING NOTES

## 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 0120 | CLFENCE 4 | 0 | 0 | 0 | 0 | 1.00 | UT | 1,200.00 | 1,200.00 | 100 | 2023 | 2022 | | 100 | 1,200 | |
| 2 | 0169 | FENCE/WOOD | 0 | 0 | 0 | 0 | 1.00 | UT | 2,000.00 | 2,000.00 | 100 | 2023 | 2022 | | 100 | 2,000 | |

## LAND DESCRIPTION

TOTAL OB/XF 3,200

| 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 | 9901 | C | AC/XFOB | 0 | | RSF/MH | 146.00 | 303.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 18,500.00 | 18,500.00 | 18,500 | | | | | | | |

REVIEW DATE 03/28/2023 BY KS Total Acres: 1.02 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 11/17/2026 BY SYS