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

2026

27-3S-16-02318-007

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

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

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 06/10/2026 BY SYS