LOT 1 BLOCK 5 CAROLYN HEIGHTS. A OF TULIP STREET THAT HAS BEEN CL 1288-125.

LAWTON ROGER K/LAWTON ANGELA H S
516 ANDES LN
CANTON, GA 30114-8880

**2027**

**28-3S-17-05768-000**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Exterior Wall | 19 | COMMON BRK 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 12 | MODULAR MT 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floo | 14 | CARPET 90 |
| Interior Floo | 08 | SHT VINYL 10 |
| Air Condition | 02 | WINDOW 100 |
| Heating Type | 03 | FORCED AIR 100 |
| Bedrooms | | 3 100 |
| Bathrooms | | 1 100 |
| Frame | 01 | NONE 100 |
| Stories | 1. | 1. 100 |
| Architectual | 05 | CONV 100 |
| Units | | 0 100 |
| Condition Adj | 02 | 02 100 |
| Kitchen Adjus | 01 | 01 100 |
| Quality | 03 | 03 |
| DOR CODE | 0100 | SINGLE FAMILY |

MAP NUM | MKT AREA 07

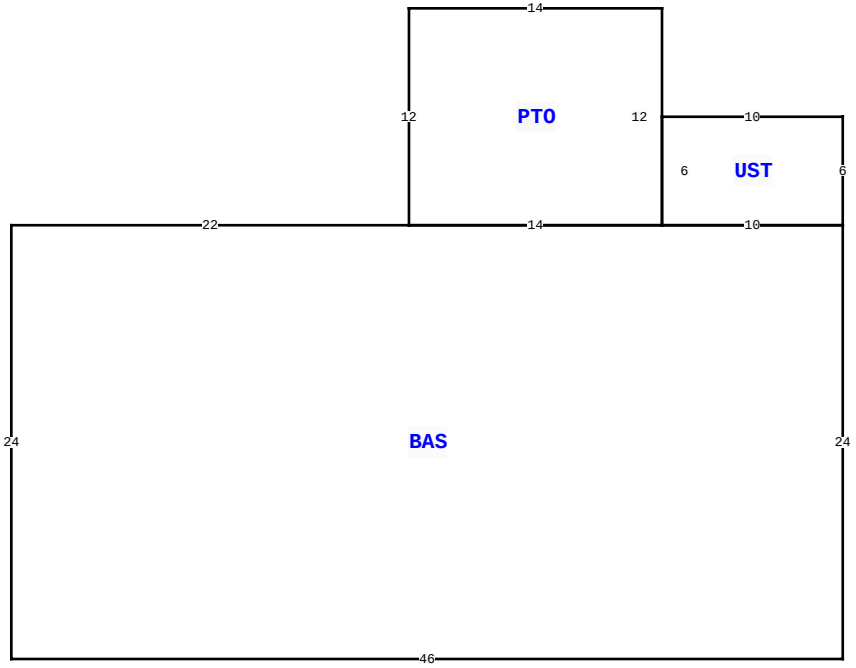
NEIGHBORHOOD/LOC 28317.040 1.00/

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 1,104 | 100 | | 1,104 | 61,697 |
| PTO | 168 | 5 | | 8 | 447 |
| UST | 60 | 45 | | 27 | 1,509 |
| TOTALS | 1,332 | | | 1,139 | 63,654 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 1,139 | 92.3692 | 101.61 | 115,734 | 1966 | 1966 | 10 | 0 | 0 | 35.00 | 55.00 |

1 SINGLE FAM 0% - 0 Heated Area: 1104 HX Base Yr




178 NE TREASURE CT, LAKE CITY

BLD DATE | LGL DATE
XF DATE | LAND DATE
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 | 0169 | FENCE/WOOD | 0 | 0 | 0 | 0 | 1.00 | UT | 300.00 | 300.00 | 50 | 1993 | 1993 | 3 | 50 | 150 | |
| 2 | 0120 | CLFENCE 4 | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 1993 | 1993 | 3 | 100 | 300 | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 2 | Tax Dist: |
| BUILDING MARKET VALUE | 63,654 |
| TOTAL MARKET OB/XF VALUE | 450 |
| TOTAL LAND VALUE - MARKET | 9,660 |
| TOTAL MARKET VALUE | 73,764 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 73,764 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 73,764 |
| TOTAL JUST VALUE | 73,764 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 74,916 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 000044803 | Roof Replacement | 7,000 | 06/27/2022 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q/U | V/I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1166/0870 | 1/23/2009 | WD | Q | I | 01 | 45,000 |
| GRANTOR: HEATH CANTRELL & IDA | | | | | | |
| GRANTEE: ROGER & ANGELA LAWT | | | | | | |
| 1165/0826 | 12/23/2008 | WD | Q | I | 03 | 100 |
| GRANTOR: JIMMIE S CANTRELL | | | | | | |
| GRANTEE: HEATH CANTRELL & ID | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS= W22 S24 E46 N24 UST= N6W10 S6 E10$ W10 PTO= N12 W14 S12 E14$ W14$.

## LAND DESCRIPTION

TOTAL OB/XF 450

| 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 | 0100 | C | SFR | 0 | | | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.15 | 8,400.00 | 9,660.00 | 9,660 | | | | | | | |

REVIEW DATE 08/02/2022 BY JS Total Acres: 0.27 Total Land Value: 9,660 Market: 0 Agricultural: 0 Common: 9,660 PRINTED 11/17/2026 BY SYS