

LOT 17 KELLICHE ESTATES S/D.  
758-1245, 774-891, 860-234, 865-

PATEL JAY  
4864 SUMMIT RIDGE ROAD  
VALDOSTA, GA 31602

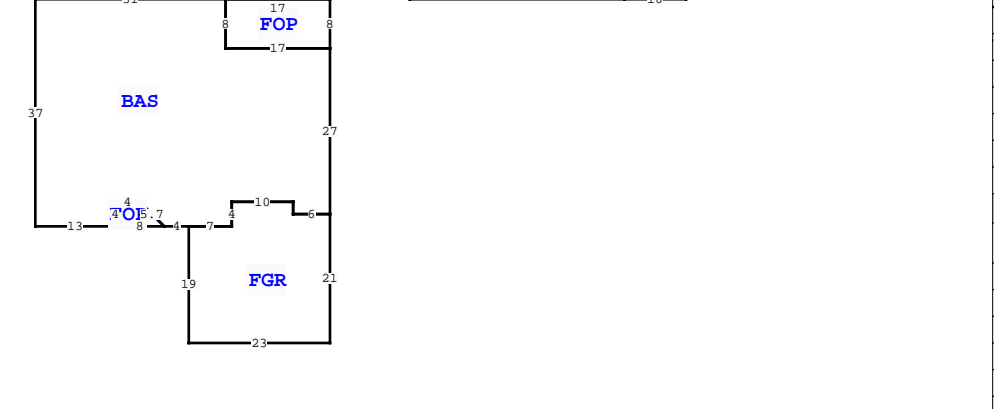
2026

29-4S-16-03236-117



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 70
Exterior Wall	31 VINYL SID 30
Roof Structure	08 IRREGULAR 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNLPLK 80
Interior Floor	14 CARPET 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,828	118.9720	133.25	376,831	1999	1999	0	0	27.95	72.05	



Quality	
DOR CODE	0100 SINGLE FAMILY
MAP NUM	29416.010
NEIGHBORHOOD/LOC	1.00/
TOTALS	4,072

5979 SW STATE ROAD 247 , LAKE CITY

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			271,507
TOTAL MARKET OB/XF VALUE			1,800
TOTAL LAND VALUE - MARKET			28,000
TOTAL MARKET VALUE			301,307
SOH/AGL Deduction			0
ASSESSED VALUE			301,307
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			301,307
TOTAL JUST VALUE			301,307
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			305,339

SALE:2:1: 19 LOTS - 19 PRCLS  
SALE:1:1: 19 LOTS - 19 PRCLS  
LAND:1:1: 2.0 AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046017	Roof Replacement	15,000	12/01/2022
28034	STORAGE	439	08/25/2009
14525	SFR	250	09/16/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1488/2015	4/19/2023	WD Q	I	01		335,000

GRANTOR: CASSIDY TIMOTHY P SR  
GRANTEE: PATEL JAY  
1447/1752 9/17/2021 WD U I 11 100  
GRANTOR: CASSIDY SHERRI LYNN  
GRANTEE: CASSIDY TIMOTHY P S

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W31 S37 E13 FOP= E8 U4 L4 W4 S4\$ N4 E4 R4 D4 E4 FGR= S19 E23 N21 W6 N2 W10 S4 W7\$ E7 N4 E10 S2 E6 N27 FOP= N8 W17 S8 E17\$ W17 N8 PTO= E17 N11 W17 S11\$ PTR= N30 E40 FCP= E35 N20 W35 S7 UST= W6 S6 E6 N6 \$ S13\$ S30 W40\$ PTR= E30 BAS= E35 UOP= E10 N20 W10 S20\$ N20 W35 S7 UOP= W6 S6 E6 N6\$ S13\$ W30\$.	

EXTRA FEATURES																	
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
1	0166	CONC, PAVMT	0	0	0	0	600.00	UT	1.50	1.50	100	1998	1998	3	100	900	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	500	
3	0060	CARPORT F	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400	

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	28,000.00	28,000.00	28,000							