

E1/2 OF NW1/4 OF SE1/4 & NE1/4 O
 E 15 AC OF NE1/4 OF SE1/4 & EX 0
 RD R/W.

JENKINS TEADIE/WILSON BEATITUDE
 1637 REDBUD CIR
 RADCLIFF, KY 40160

2026

32-2S-16-01807-001


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 177,720 TOTAL MARKET VALUE 16,491 SOH/AGL Deduction 0 ASSESSED VALUE 16,491 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 16,491 TOTAL JUST VALUE 177,720 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 155,505									
DOR CODE		5600 TIMBERLAND 70-79																		PERMIT NUM	DESCRIPTION	AMT	ISSUED								
MAP NUM																															
NEIGHBORHOOD/LOC		32216.00 1.00/																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE											SALES DATA															
																OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE									
TOTALS																				BUILDING NOTES											
EXTRA FEATURES																				BUILDING DIMENSIONS											
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															
LAND DESCRIPTION										TOTAL OB/XF																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	5500	A	TIMBER 2	0		00	0.00	0.00	24.43	AC		1.00	1.00	1.00	445.00	445.00	10,871														
2	5600	A	TIMBER 3	0		00	0.00	0.00	20.00	AC		1.00	1.00	1.00	281.00	281.00	5,620														
3	9910	M	MKT.VAL.AG	0		00	0.00	0.00	44.43	AC		1.00	1.00	1.00	4,000.00	4,000.00	177,720														
REVIEW DATE 05/18/2026 BY MLU										Total Acres: 44.43 Total Land Value: 16,491										Market: 177,720 Agricultural: 16,491 Common: 0											
PRINTED 06/08/2026 BY SYS																															