BEG 915 FT E OF NW COR OF SW1/4
13 FT, N APPROX 210 FT, E 148.4
143.42 FT, E 113.10 FT TO W R/W

SOUTHWEST GEORGIA OIL COMPANY INC
PO BOX 1510
BAINBRIDGE, GA 39818

2027

34-3S-17-06950-001

BUILDING CHARACTERISTICS

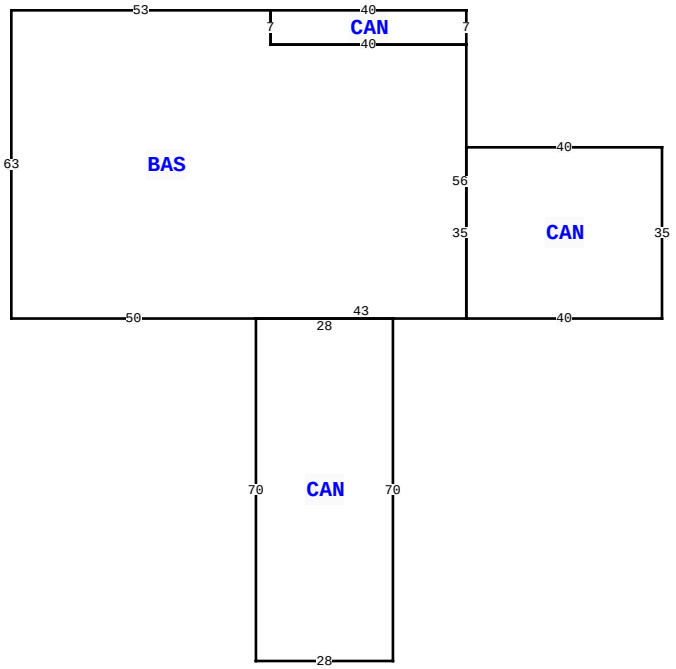
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Ceiling	04	NONE 100
Air Condition	01	NONE 100
Heating Type	02	CONVECTION 100
Plumbing		2 100
Frame	05	STEEL 100
Story Height		16 100
RMS		0 100
Stories	0	0 100
Units		0 100
Condition Adj	03	03 100
Quality	01	01
DOR CODE	4800	WAREHOSE/DISTRB
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	5,579	100		5,579	63,461
CAN	280	30		84	956
CAN	1,400	30		420	4,778
CAN	1,960	30		588	6,689
TOTALS	9,219			6,671	75,882

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8400	06	6,671	59.8728	22.75	151,765	1950	1950	0	0	0	50.00	50.00

1 WAREH STOR 0% - 2026 Heated Area: 5579 HX Base Yr



137 SE VET LOOP, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 4 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	142,472
TOTAL MARKET OB/XF VALUE	10,942
TOTAL LAND VALUE - MARKET	146,540
TOTAL MARKET VALUE	299,954
SOH/AGL Deduction	0
ASSESSED VALUE	299,954
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	299,954
TOTAL JUST VALUE	299,954
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	299,954

BLDG:3:1: HOUSE NEVER BEEN ON TAX ROLL

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1547/2522	8/26/2025	WD	U	I	37	489,000
GRANTOR: RINE MARVIN NEAL						
GRANTEE: SOUTHWEST GEORGIA O						
1364/0513	5/21/2018	WD	U	I	30	100
GRANTOR: JAMES C RINE						
GRANTEE: MARVIN NEAL RINE						

BUILDING NOTES

BUILDING DIMENSIONS

CAN= N7 W40 S7 E40$ BAS= W40 N7 W53 S63 E50 CAN= S70 E28
N70W28$ E43 CAN= N35 E40 S35 W40$ N56$.

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	0030	BARN,MT	0	0	24	53	1.00	UT	0.00	0.00	100	0	0	3	100	2,000	
2	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
4	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,900	
5	0252	LEAN-TO W/	0	0	24	53	2.00	UT	1,000.00	1,000.00	100	2008	2008	3	100	2,000	
6	0255	MBL HOME S	0	0	12	44	1.00	UT	1,000.00	1,000.00	50	1993	1993	3	50	500	
7	0070	CARPORT UF	0	0	17	13	221.00	UT	2.00	2.00	100	2008	2008	3	100	442	
8	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 10,942

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	4800	C	WAREHOUSE	0			0.00	0.00	8.62	AC		1.00	1.00	1.00	17,000.00	17,000.00	146,540							

REVIEW DATE 03/12/2026 BY TP Total Acres: 8.62 Total Land Value: 146,540 Market: 0 Agricultural: 0 Common: 146,540 PRINTED 11/16/2026 BY SYS

BEG 915 FT E OF NW COR OF SW1/4
13 FT, N APPROX 210 FT, E 148.4
143.42 FT, E 113.10 FT TO W R/W

SOUTHWEST GEORGIA OIL COMPANY INC
PO BOX 1510
BAINBRIDGE, GA 39818

2027

34-3S-17-06950-001

BUILDING CHARACTERISTICS

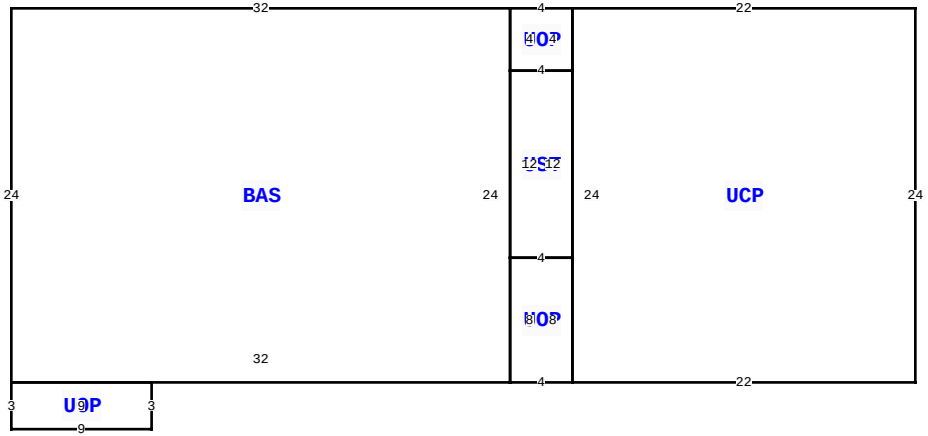
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	01	MINIMUM 100
Interior Floo	08	SHT VINYL 100
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	02	CONVECTION 100
Fixtures		2 100
Frame	03	MASONRY 100
Story Height		8 100
RMS		2 100
Stories	0	0 100
Units		0 100
Condition Adj	01	01 100
Quality	01	01
DOR CODE	4800	WAREHOSE/DISTRB
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	768	100		768	12,380
UCP	528	20		106	1,709
UOP	16	20		3	49
UOP	27	20		5	81
UOP	32	20		6	97
UST	48	40		19	307
TOTALS	1,419			907	14,621

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4900	04	907	43.5708	32.24	29,242	1955	1955	0	0	0	50.00	50.00

2 OFFICE LOW 0% - 2026 Heated Area: 768 HX Base Yr



137 SE VET LOOP, 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

LAND DESCRIPTION

TOTAL OB/XF 0

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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 4 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	142,472
TOTAL MARKET OB/XF VALUE	10,942
TOTAL LAND VALUE - MARKET	146,540
TOTAL MARKET VALUE	299,954
SOH/AGL Deduction	0
ASSESSED VALUE	299,954
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	299,954
TOTAL JUST VALUE	299,954
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	299,954

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1547/2522	8/26/2025	WD	U	I	37	489,000
GRANTOR: RINE MARVIN NEAL						
GRANTEE: SOUTHWEST GEORGIA O						
1364/0513	5/21/2018	WD	U	I	30	100
GRANTOR: JAMES C RINE						
GRANTEE: MARVIN NEAL RINE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W32 S24 UOP= S3 E9 N3 W9$ E32 UOP= E4 N8 W4 S8 $ N24$
UOP= S4 UST= S12 E4 N12 W4$ E4 N4 UCP= S24 E22 N24 W22$ W4$.

REVIEW DATE 03/12/2026 BY TP Total Acres: 8.62 Total Land Value: 146,540 Market: 0 Agricultural: 0 Common: 146,540 PRINTED 11/16/2026 BY SYS

BEG 915 FT E OF NW COR OF SW1/4
13 FT, N APPROX 210 FT, E 148.4
143.42 FT, E 113.10 FT TO W R/W

SOUTHWEST GEORGIA OIL COMPANY INC
PO BOX 1510
BAINBRIDGE, GA 39818

2027

34-3S-17-06950-001

BUILDING CHARACTERISTICS

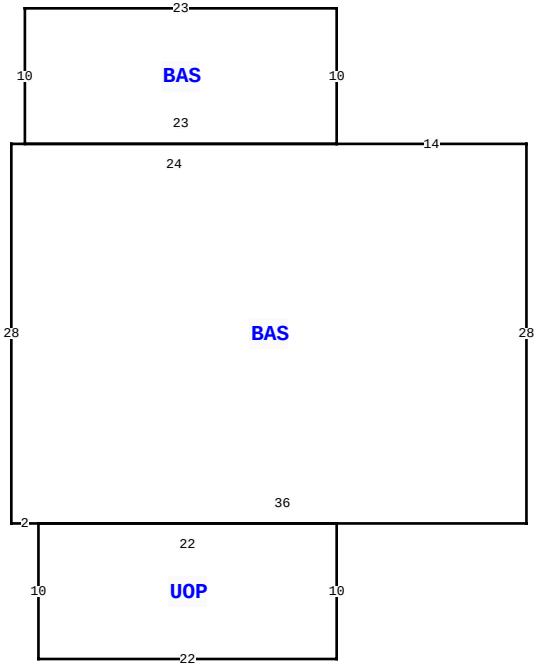
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		3 100
Frame	01	NONE 100
Story Height		8 100
RMS		3 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	03	03
DOR CODE	4800	WAREHOSE/DISTRB
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	230	100		230	5,469
BAS	1,064	100		1,064	25,297
UOP	220	20		44	1,046
TOTALS	1,514			1,338	31,811

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4900	04	1,338	64.2600	47.55	63,622	1940	1940	0	0	0	50.00	50.00

3 OFFICE LOW 0% - 2026 Heated Area: 1294 HX Base Yr



137 SE VET LOOP, 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

COLUMBIA COUNTY PROPERTY

PAGE 3 of 4 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	142,472
TOTAL MARKET OB/XF VALUE	10,942
TOTAL LAND VALUE - MARKET	146,540
TOTAL MARKET VALUE	299,954
SOH/AGL Deduction	0
ASSESSED VALUE	299,954
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	299,954
TOTAL JUST VALUE	299,954
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	299,954

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1547/2522	8/26/2025	WD	U	I	37	489,000
GRANTOR: RINE MARVIN NEAL						
GRANTEE: SOUTHWEST GEORGIA O						
1364/0513	5/21/2018	WD	U	I	30	100
GRANTOR: JAMES C RINE						
GRANTEE: MARVIN NEAL RINE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 BAS= N10 W23 S10 E23$ W24 S28 E2 UOP= S10 E22 N10 W22$ E36 N28$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 03/12/2026 BY TP Total Acres: 8.62 Total Land Value: 146,540 Market: 0 Agricultural: 0 Common: 146,540 PRINTED 11/16/2026 BY SYS

BEG 915 FT E OF NW COR OF SW1/4
13 FT, N APPROX 210 FT, E 148.4
143.42 FT, E 113.10 FT TO W R/W

SOUTHWEST GEORGIA OIL COMPANY INC
PO BOX 1510
BAINBRIDGE, GA 39818

2027

34-3S-17-06950-001

BUILDING CHARACTERISTICS

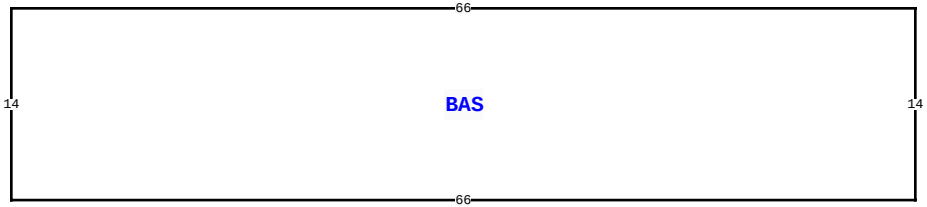
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	02	MIN PLYWD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	03	03
DOR CODE	4800	WAREHOSE/DISTRB
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	34317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100		924	20,158
TOTALS	924			924	20,158

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	924	90.9000	54.54	50,395	1985	1985	0	0	0	60.00	40.00

6 MOBILE HME 0% - 2026 Heated Area: 924 HX Base Yr



137 SE VET LOOP, 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

COLUMBIA COUNTY PROPERTY

PAGE 4 of 4 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	142,472
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ASSESSED VALUE	299,954
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	299,954
TOTAL JUST VALUE	299,954
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	299,954

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1547/2522	8/26/2025	WD	U	I	37	489,000
GRANTOR: RINE MARVIN NEAL						
GRANTEE: SOUTHWEST GEORGIA O						
1364/0513	5/21/2018	WD	U	I	30	100
GRANTOR: JAMES C RINE						
GRANTEE: MARVIN NEAL RINE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W66 S14 E66 N14$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 03/12/2026 BY TP Total Acres: 8.62 Total Land Value: 146,540 Market: 0 Agricultural: 0 Common: 146,540 PRINTED 11/16/2026 BY SYS