

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

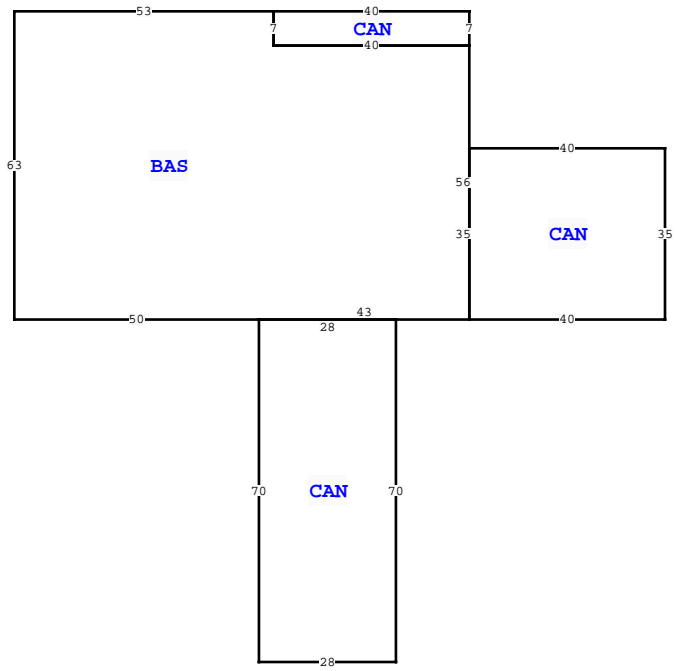
SOUTHWEST GEORGIA OIL COMPANY INC  
 PO BOX 1510  
 BAINBRIDGE, GA 39818

**2026**

34-3S-17-06950-001

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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	100	
Units	0	100	
Condition Adj	03	03	100
Quality	01	01	
DOR CODE	4800 WAREHOUSE/DISTRB		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34317.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	5,579	100	
CAN	280	30	
CAN	1,400	30	
CAN	1,960	30	
TOTALS	9,219		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	WAREH STOR	0%	- 2026									
Heated Area: 5579 HX Base Yr												



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 4
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			263,474
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						

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	0030	BARN,MT	0	0	24	53	1.00	UT	0.00	100	0	0	3	100	2,000		
2	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	100	0	0	3	100	1,000		
3	9947	Septic	0	0	0	0	1.00	UT	3,000.00	100			3	100	3,000		
4	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00	100	0	0	3	100	1,900		
5	0252	LEAN-TO W/	0	0	24	53	2.00	UT	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	50	1993	1993	3	50	500		
7	0070	CARPORT UF	0	0	17	13	221.00	UT	2.00	100	2008	2008	3	100	442		
8	0261	PRCH, UOP	0	0	0	0	1.00	UT	0.00	100	2012	2012	3	100	100		
TOTALS													9,219		6,671	75,882	

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

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

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	DPH 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								





