COMM SE COR OF NE1/4 FOR POB, RU
TO E R/W SR-47, NE ALONG R/W 935
FT TO E LINE OF NE1/4, S 720.66

COGGIOLA ANTHONY & SHERRYE LIVING TRUST DATED JUNE
174 BEAVERDAM RD
ASHEVILLE, NC 28804

2027

36-4S-16-03299-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9900	NON AG ACREAGE	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	36416.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

5433 SW STATE ROAD 47 , LAKE CITY

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

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	1,513
TOTAL LAND VALUE - MARKET	275,590
TOTAL MARKET VALUE	277,103
SOH/AGL Deduction	0
ASSESSED VALUE	277,103
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	277,103
TOTAL JUST VALUE	277,103
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	277,103

PERMIT NUM	DESCRIPTION	AMT	ISSUED
38203	PUMP/UTPOL	50	06/06/2019

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1494/2542	7/05/2023	WD	U	I	11	0
GRANTOR: COGGIOLA ANTHONY D						
GRANTEE: COGGIOLA ANTHONY &						
1494/2539	7/05/2023	TR	U	I	11	0
GRANTOR: MCDAVID VIRGINIA E AS						
GRANTEE: COGGIOLA ANTHONY D						

BUILDING NOTES

BUILDING DIMENSIONS

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	0020	BARN,FR	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	120	
2	0010	BARN,BLK	0	0	24	16	384.00	UT	4.65	4.65	50	0	0	3	50	893	
3	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	

LAND DESCRIPTION

TOTAL OB/XF 1,513

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	9900	C	AC NON-AG	0					39.37	AC		1.00	1.00	1.00	7,000.00	7,000.00	275,590							

REVIEW DATE 01/28/2026 BY KS Total Acres: 39.37 Total Land Value: 275,590 Market: 0 Agricultural: 0 Common: 275,590 PRINTED 11/17/2026 BY SYS