

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

2026

36-4S-16-03299-001


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 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																			
DOR CODE		9900 NON AG ACREAGE																		PERMIT NUM		DESCRIPTION		AMT		ISSUED													
MAP NUM		36416.00 MKT AREA 01																		38203		PUMP/UTPOL		50		06/06/2019													
NEIGHBORHOOD/LOC		36416.00 1.00/																		SALES DATA																			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE															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																				1494/2539		7/05/2023		TR U		I 11				0									
GRANTEE: COGGIOLA ANTHONY &																				GRANTOR: MCDAVID VIRGINIA E AS																			
GRANTEE: COGGIOLA ANTHONY D																				BUILDING NOTES																			
TOTALS																				5433 SW STATE ROAD 47 , LAKE CITY										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																							
1	0020	BARN, FR	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	120																								
2	0010	BARN, BLK	0	0	24	16	UT	4.65	4.65	50	0	0	3	50	893																								
3	0285	SALVAGE	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500																								
TOTAL OB/XF																	1,513																						
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	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 06/19/2026 BY SYS																																							