

THAT PART OF LOT 19 LAKEWOOD
ACRES S/D DESC AS FOLLOWS:
BEG AT NW COR OF LOT 19 & E

WHITING THOMAS J & MILANGEL M/WHITING MILANGEL M
2345 58TH AVE E APT 7
FIFE, WA 98424

2024

21-3S-16-02216-011



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

Quality 07 07

DOR CODE 0100 SINGLE FAMILY

MAP NUM MKT AREA 01

NEIGHBORHOOD/LOC 21316.020 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,824	100	1,824	151,425
FGR	420	55	231	19,177
FOP	306	30	92	7,638
FOP	410	30	123	10,212
UEP	60	60	36	2,989

TOTALS 3,020 2,306 191,439

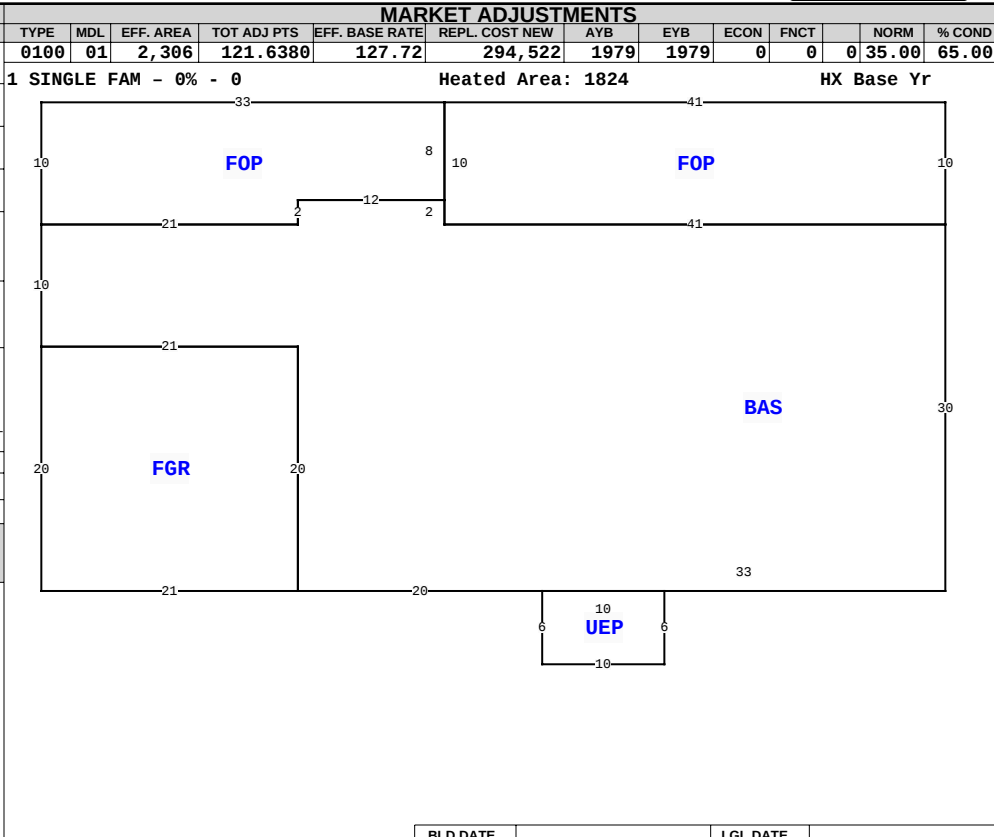
EXTRA FEATURES

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	0180	FPLC 1STRY	0	0	0	0	1.00	UT	2,000.00	2,000.00	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	0060	CARPORT F	0	0	19	21	399.00	UT	5.00	5.00	70	1993	1993	3	70	1,397	
4	0210	GARAGE U	0	0	20	21	420.00	UT	18.00	18.00	70	1993	1993	3	70	5,292	
5	0120	CLFENCE 4	0	0	0	0	550.00	UT	4.50	4.50	70	1993	1993	3	70	1,733	
6	0210	GARAGE U	0	0	12	20	240.00	UT	16.00	16.00	100	2014	2014	3	100	3,840	
7	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	50	

LAND DESCRIPTION

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	0100	C	SFR	0		A-1	0.00	0.00	2.09	AC		1.00	1.00	1.00	8,000.00	8,000.00	16,720							

REVIEW DATE 02/08/2023 BY KS



138 NW FLINTLOCK GLN, LAKE CITY

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

TOTAL OB/XF 15,312

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	0100	C	SFR	0		A-1	0.00	0.00	2.09	AC		1.00	1.00	1.00	8,000.00	8,000.00	16,720							

Total Acres: 2.09 Total Land Value: 16,720 Market: 0 Agricultural: 0 Common: 16,720

COLUMBIA COUNTY PROPERTY PAGE 1 of 1 2

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		191,439
TOTAL MARKET OB/XF VALUE		15,312
TOTAL LAND VALUE - MARKET		16,720
TOTAL MARKET VALUE		223,471
SOH/AGL Deduction		0
ASSESSED VALUE		223,471
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		223,471
TOTAL JUST VALUE		223,471
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		207,059

SALE:2:1: 5.02 ACRES WITH IMP

SALE:1:1: LOT 19, LAKEWOOD ACRES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32534	REMODEL	105	12/11/2014

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1258/1347	7/19/2013	WD	Q	I	01	144,900

GRANTOR: RALPH E & ERMA J ANDR

GRANTEE: THOMAS J & MILANGEL

0747/1226 6/25/1991 WD Q I 79,500

GRANTOR: JACK R CUTTER

GRANTEE: RALPH E ANDREWS

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W41 N2 W12 S2 W21 S10 FGR= S20 E21 N20 W21\$ E21 S20 E20
UEP= S6 E10 N6 W10\$ E33 N30\$ FOP= N10 W41 FOP= W33 S10 E21 N2
E12 N8\$ S10 E41\$.

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