

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall19COMMON BRK 90

Exterior Wall32HARDIE BRD 10

Roof Structur08IRREGULAR 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo14CARPET 80

Interior Floo15HARDTILE 20

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms4 100

Bathrooms2.5 100

Frame Stories02WOOD FRAME 100

Architectual1.51.5 100

Units05CONV 100

Condition Adj0303 100

Kitchen Adjus0101 100

Quality0707

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA06

NEIGHBORHOOD/LOC3416.001.00/

AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS2,5371002,537275,519

FGR6455535538,553

FOP9030272,933

FSP17040687,385

FUS46510046550,499

TOTALS3,9073,452374,888

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0100013,452129.2884144.80499,850200020000025.0075.00

1 SINGLE FAM 100% - 2004Heated Area: 3002HX Base Yr 2004

153115

FUS

534512152023

FSP

1881310518131058310

BAS

5181858133810

FOP

262723

FGR

EXTRA FEATURES

LNOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10190FPLC PF0100001.00UT1,200.001,200.001002000200031001,200

20120CLFENCE 4010000304.00UT2.502.50100200020003100760

30166CONC, PAVMT0100001,689.00UT1.501.501002000200031002,534

40280POOL R/COM01001632512.00UT70.0070.001002003200334014,336

50282POOL ENCL010030421,260.00UT15.0015.00100200320033407,560

60296SHED METAL0100001.00UT0.000.00100200720073100800

70169FENCE/WOOD010000275.00UT13.5013.501002007200731003,713

LAND DESCRIPTIONTOTAL OB/XF30,903

LNUSE CODECLS LAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

10100CSFRSFR100RSF-20.000.001.00LT1.001.001.0030,000.0030,000.0030,000

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE374,888

TOTAL MARKET OB/XF VALUE30,903

TOTAL LAND VALUE - MARKET30,000

TOTAL MARKET VALUE435,791

SOH/AGL Deduction140,024

ASSESSED VALUE295,767

TOTAL EXEMPTION VALUEHX HB50,722

BASE TAXABLE VALUE245,045

TOTAL JUST VALUE435,791

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE441,864

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / V I RSN CD SALE PRICE

/5/07/2003WDQI225,000

GRANTOR: LINDA MUSGROVE CLARK

GRANTEE: CONFIDENTIAL

0916/103312/13/2000WDQV0320,000

GRANTOR: MUSGROVE

GRANTEE: LINDA M WOOD (CLYDE)

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W24 S15 W12 FSP= W34 S5 E34 N5\$ S5 W34 S13 W8 S18 E10
S13 E13 N10 FOP= E18 N5 W18 S5\$ N5 E18 S8 E13 N3 FGR= E8 N3
E19 N23 W27 S26\$ N26 E27 N8 W3 N20\$ PTR= N15 FUS= W31 N15 E31
S15\$ S15\$.

REVIEW DATE09/26/2023BYJBTotal Acres: 0.55Total Land Value: 30,000Market: 0Agricultural: 0Common: 30,000PRINTED 10/01/2025 BY SYS