



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 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	05	05
DOR CODE	0100 SINGLE FAMILY	
MAP NUM		06
NEIGHBORHOOD/LOC	3417.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	336	100		336	32,412
BAS	1,760	100		1,760	169,778
TOTALS	2,096			2,096	202,191

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00
2	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00
3	0294	SHED WOOD/	0	0	10	16	160.00	UT	7.50
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	0		RSF	2100.00	120.00	1.00

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,096	114.8400	128.62	269,588	1964	2000	0	0	25.00	75.00	
1 SINGLE FAM 0% - 2024 Heated Area: 2096 HX Base Yr												
32 55 32 55 21 16 21 16												
21 16 21 16												
BLD DATE XF DATE INC DATE												
LGL DATE LAND DATE AG DATE												
04/21/2023 MLU												

TOTAL OB/XF												
3,200												

COLUMBIA COUNTY PROPERTY					PAGE 1 of 1	2
VALUATION SUMMARY						
VALUATION BY			STANDARD			
Tax Group: 2		Tax Dist:				
BUILDING MARKET VALUE			202,191			
TOTAL MARKET OB/XF VALUE			3,200			
TOTAL LAND VALUE - MARKET			18,500			
TOTAL MARKET VALUE			223,891			
SOH/AGL Deduction			0			
ASSESSED VALUE			223,891			
TOTAL EXEMPTION VALUE			0			
BASE TAXABLE VALUE			223,891			
TOTAL JUST VALUE			223,891			
NCON VALUE			0			
INCOME VALUE						
PREVIOUS YEAR MKT VALUE			226,587			
SALE:2:1: BANK REPO. FROM EUNICE F ADAM						
SALE:1:1: LOT 14 BLOCK 1 OAK HILL ESTATES REPLAT						
PERMIT NUM		DESCRIPTION		AMT	ISSUED	
000047978		Electrical Servic		0	08/24/2023	
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1496/58	7/25/2023	WD	Q	I	01	260,000
GRANTOR:WHILDEN PAUL III						
GRANTEE: KNOTT WENDY S						
1303/0956	10/23/2015	WD	U	I	12	67,000
GRANTOR:FEDERAL HOME LOAN MOR						
GRANTEE: PAUL WHILDEN III						
BUILDING NOTES						