



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
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		MKT AREA 01
NEIGHBORHOOD/LOC	9516.0300 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,475	100
FGR	483	55
FOP	52	30
FSP	238	40
TOTALS	2,248	
TOTALS		1,852
TOTALS		186,588

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,852	124.9360	139.93	259,150	1997	1997	0	0	0	28.00	72.00
1 SINGLE FAM 100% - 2022 Heated Area: 1475 HX Base Yr 2022												
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/07/2025 MLU												

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1 3
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		186,588	
TOTAL MARKET OB/XF VALUE		1,401	
TOTAL LAND VALUE - MARKET		50,000	
TOTAL MARKET VALUE		237,989	
SOH/AGL Deduction		32,939	
ASSESSED VALUE		205,050	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		154,328	
TOTAL JUST VALUE		237,989	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		240,581	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,475	100		1,475	148,606
FGR	483	55		266	26,799
FOP	52	30		16	1,612
FSP	238	40		95	9,571
TOTALS	2,248			1,852	186,588

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
1	0166	CONC, PAVMT	0	100	23	28		644.00	UT	2.00		2.00
2	0166	CONC, PAVMT	0	100	3	27		81.00	UT	2.00		2.00

PERMIT NUM	DESCRIPTION	AMT	ISSUED
12953	SFR	255	08/21/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1429/1390	1/27/2021	WD	Q	I	01	207,000
GRANTOR: STANDRIDGE CLINTON D						
GRANTEE: WACHTER JAMIE						
1228/1594	1/18/2012	WD	Q	I	01	115,000
GRANTOR: JAMES ALLEN GRIMSLEY						
GRANTEE: CLINTON D STANDRIDGE						

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
1	0100	C	SFR	100		A-1	0.00	0.00	1.00	LT		1.00

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS= W14 S6 W10 FSP= N14 W17S14 E17\$ W28 FGR= N12 W23 S21E23 N9\$ S27 E14 FOP= E13 N4 W13 S4\$ N4 E13 S7 E13 N3 E12 N33\$.												