



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	15	HARDTILE	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	01	01	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	15316.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,500	100	
FOP	144	25	
FCP	288	25	
FOP	64	30	
FSP	144	40	
FST	72	55	
TOTALS	2,212		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,725	105.0560	117.66	202,964	1998	1998		0	0	27.00	73.00	

1 SINGLE FAM 0% - 2023 Heated Area: 1500 HX Base Yr

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		148,164	
TOTAL MARKET OB/XF VALUE		266	
TOTAL LAND VALUE - MARKET		15,000	
TOTAL MARKET VALUE		163,430	
SOH/AGL Deduction		0	
ASSESSED VALUE		163,430	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		163,430	
TOTAL JUST VALUE		163,430	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		165,459	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
13172	SFR	115	10/13/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1533/1002	2/14/2025	WD	U	I	11	100

GRANTOR: ROSSIN CLARENCE H
GRANTEE: COOPER WINDY RENIA
1475/996 9/12/2022 WD U I 30 56,500
GRANTOR: GEORGE JERELINE R
GRANTEE: ROSSIN CLARENCE H

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	0166	CONC,PAVMT	0	0	0	177.00	UT	1.50	1.50	100	1998	1998	3	100	266	

LAND DESCRIPTION														TOTAL OB/XF										
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	1.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	15,000							