



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 90
Interior Floo	14	CARPET 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
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 02
NEIGHBORHOOD/LOC	23415.00 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,064	100
FOP	60	30
UST	80	45
TOTALS	1,204	1,118

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,118	110.8740	124.18	138,833	1957	1957	0	0	0 35.00	65.00

1 SINGLE FAM

100% - 2018

Heated Area: 1064

HX Base Yr 2018

UST

10

10

8

8

BAS

28

28

30

28

FOP

10

10

6

6

BLD DATE

LGL DATE

01/07/2025

MLA

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1		3
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE				90,241		
TOTAL MARKET OB/XF VALUE				8,880		
TOTAL LAND VALUE - MARKET				95,000		
TOTAL MARKET VALUE				194,121		
SOH/AGL Deduction				84,293		
ASSESSED VALUE				109,828		
TOTAL EXEMPTION VALUE		HX HB SX		100,722		
BASE TAXABLE VALUE				9,106		
TOTAL JUST VALUE				194,121		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				194,121		

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0040	BARN, POLE	0 100	0	0	1.00	UT	0.00	0.00	100	2005
2	0252	LEAN-TO W/	0 100	0	0	1.00	UT	0.00	0.00	100	2013
3	0285	SALVAGE	0 100	0	0	1.00	UT	0.00	0.00	100	2016
4	9945	Well/Sept	0 0	0	0	1.00	UT	7,000.00	7,000.00	100	
5	0169	FENCE/WOOD	0 100	0	0	1.00	UT	0.00	0.00	100	2016
6	0261	PRCH, UOP	0 100	0	0	1.00	UT	0.00	0.00	100	2016
7	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2016

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC	1.00
2	0000	C	VAC RES	100		A-1	0.00	0.00	9.00	AC	1.00
TOTAL OB/XF 8,880											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC	1.00
2	0000	C	VAC RES	100		A-1	0.00	0.00	9.00	AC	1.00