



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	80
Exterior Wall	05	AVERAGE	20
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	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
Architectural Units	05	CONV	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	25416.040	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,596	100	
FCP	440	25	
FOP	112	30	
FST	120	55	
PTO	168	5	
UEP	192	60	
UOP	72	20	
UST	72	45	
TOTALS	2,772		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100% - 0									
Heated Area: 1596											
HX Base Yr											

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		159,275	
TOTAL MARKET OB/XF VALUE		22,492	
TOTAL LAND VALUE - MARKET		22,500	
TOTAL MARKET VALUE		204,267	
SOH/AGL Deduction		81,527	
ASSESSED VALUE		122,740	
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE		72,018	
TOTAL JUST VALUE		204,267	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		204,267	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
39101	STORAGE	0	01/02/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1497/1141	6/25/2023	LE U		I	14	100

GRANTOR: TEPEDINO JOSE F
GRANTEE: TEPEDINO JOSE F (EN)

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/21/2023	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W24 UEP= W16 PTO= W14 UOP= W6 UST= W6 S12 E6 N12\$ S12 E6 N12\$ S12 E14 N12\$ S12 E16 N12\$ S12 W16 W11 FST= W15 S8 E15 N8\$ S8 FCP= W15 S22 E20N22 W5\$ E5 S18 FOP= S4 E28 N4 W28\$ E28 S4 E18 N42\$.	

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	100	20	64	1,280.00	UT	2.00	2.00	70	1993	1993	3	70	1,792	
2	0294	SHED WOOD/	0	100	12	14	168.00	UT	7.50	7.50	100	1993	1993	3	100	1,260	
3	0060	CARPORT F	0	100	12	14	168.00	UT	5.00	5.00	100	1993	1993	3	100	840	
4	0031	BARN, MT AE	0	100	30	35	1,050.00	UT	17.00	17.00	100	2020	2020	3	100	17,850	
5	0166	CONC, PAVMT	0	100	10	30	300.00	UT	2.50	2.50	100	2020	2020	3	100	750	

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	100		RSF	1173.00	203.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							