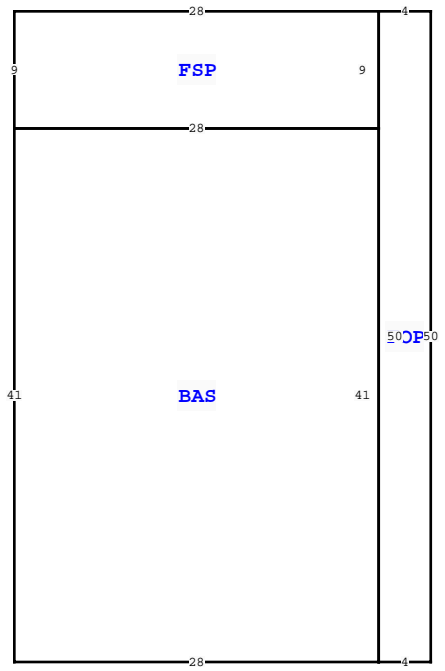


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	07	CORK/VTILE	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural	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	100000.01	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,148	100	
FOP	200	30	
FSP	252	40	
TOTALS	1,600		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0300	01	1,309	116.0000	141.52	185,250	1984	1984	0	0	40.00	60.00		
1 SFR PILING 0% - 0 Heated Area: 1148 HX Base Yr													



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				111,150		
TOTAL MARKET OB/XF VALUE				14,711		
TOTAL LAND VALUE - MARKET				128,667		
TOTAL MARKET VALUE				254,528		
SOH/AGL Deduction				0		
ASSESSED VALUE				254,528		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				254,528		
TOTAL JUST VALUE				254,528		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				254,528		
LAND:2:1: LOT 5 UNIT 1-A THREE RIVERS ESTATES.						
LAND:1:1: ADJ4;IMPROVED LOT.						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1220/2595	9/02/2011	WD	U	I	30	185,000
GRANTOR: JAMES, SANDRA, J ERIC						
GRANTEE: CHRISTOPHER & BARBA						
0609/0185	11/01/1986	WD	Q	I	01	26,000
GRANTOR:						
GRANTEE:						
BUILDING NOTES						
BUILDING DIMENSIONS						
FSP= N9 W28 S9 E28\$ BAS= W28S41 E28 FOP= E4 N50 W4 S50\$ N41\$.						

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	0080	DECKING	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500					
2	0166	CONC,PAVMT	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500					
3	0084	DOCK-RIVER	0	0	0	1,157.00	UT	14.50	14.50	100	1984	1984	3	40	6,711					
4	0166	CONC,PAVMT	0	0	50	28	UT	5.00	5.00	100	2016	2016	3	100	7,000					
TOTALS														1,600	1,309	111,150				

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	0132	C	SFR RIVER	0		A-1	78.00	628.00	77.98	FF		1.00	1.00	1.00	1,200.00	1,200.00	93,576							
2	0132	C	SFR RIVER	0		A-1	39.00	642.00	38.99	FF		1.00	1.00	0.75	1,200.00	900.00	35,091							