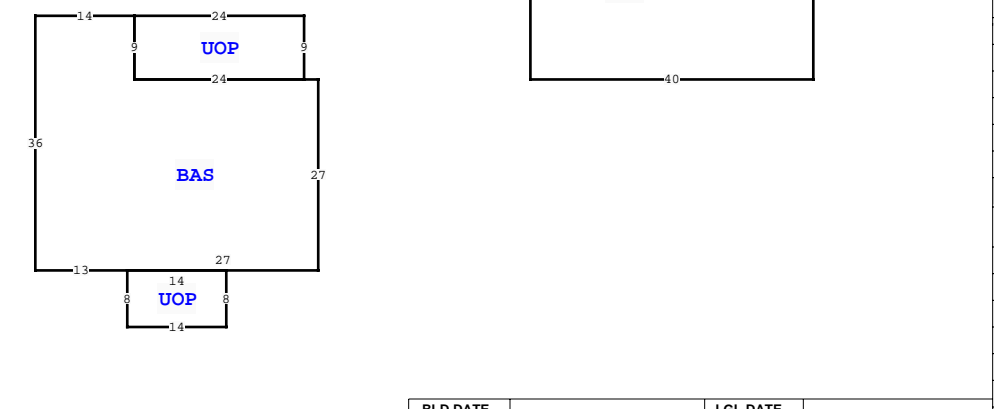


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	12 CEDAR 100
Roof Structur	08 IRREGULAR 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floo	13 LAM/VNLPLK 90
Interior Floo	14 CARPET 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1.5 1.5 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SFR PILING	0%	- 2021									Heated Area: 1746 HX Base Yr	



Quality					
DOR CODE	MAP NUM				
08 08	02				
NEIGHBORHOOD/LOC 100000.02 1.00/					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,206	100		1,206	138,664
FUS	540	100		540	62,088
UCP	1,180	20		236	27,135
UOP	112	20		22	2,530
UOP	216	20		43	4,944
TOTALS	3,254			2,047	235,360

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	235,360		
TOTAL MARKET OB/XF VALUE	7,981		
TOTAL LAND VALUE - MARKET	75,000		
TOTAL MARKET VALUE	318,341		
SOH/AGL Deduction	11,680		
ASSESSED VALUE	306,661		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	306,661		
TOTAL JUST VALUE	318,341		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	312,691		
XFOB:3:1: 2 STORY DOCK			
SALE:3:1: NO STAMPS - DEED BARELY LEGIBLE			
SALE:2:1: LOT 26, UNIT 2, THREE RIVERS			
SALE:1:1: LOT 26 THREE RIVERS			

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1422/0361	10/09/2020	WD Q	Q	I	01	255,000
GRANTOR: LILLIE J CRITCHFIELD						
GRANTEE: CHRISTPHER DAVID &						
1349/2261	12/12/2017	WD Q	Q	I	01	240,000
GRANTOR: PEDRAM & TERESA MOSHK						
GRANTEE: LILLIE J CRITCHFIELD						

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	0084	DOCK-RIVER	0	0	4 200	UT	14.50	14.50	100	2000	2000	3	40	4,640	
2	0084	DOCK-RIVER	0	0	24 12	UT	14.50	14.50	100	2000	2000	3	40	3,341	

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	0.00	0.00	100.00	FF		1.00	1.00	1.00	750.00	750.00	75,000							

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	0.00	0.00	100.00	FF		1.00	1.00	1.00	750.00	750.00	75,000							