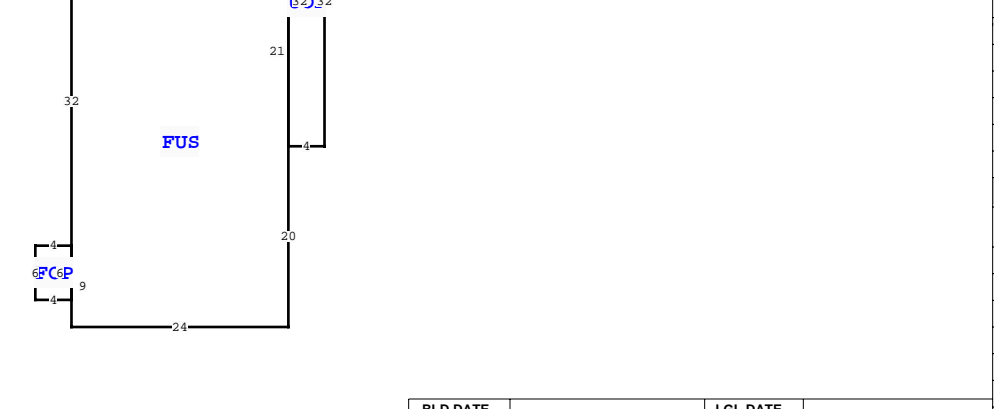


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	06 VINYL ASB 50
Interior Floor	14 CARPET 50
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	1 100
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	
0300	01	1,665	102.3855	127.98	213,087	1980	1980	0	0	40.00	60.00	



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	0180	FPLC 1STRY	0	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0084	DOCK-RIVER	0	0	8 10	80.00	UT	14.50	14.50	100	1980	1980	3	40	464	
3	0294	SHED WOOD/	0	0	8 10	80.00	UT	14.00	14.00	50	2006	2006	3	50	560	
4	0294	SHED WOOD/	0	0	0 0	1.00	UT	0.00	0.00	100	2014	2014	3	100	500	

LAND DESCRIPTION																								
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	75.00	FF		1.00	1.00	1.30	750.00	975.00	73,125							

TOTAL OB/XF												
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE							
			05/13/2025	MLU								

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		127,852	
TOTAL MARKET OB/XF VALUE		3,524	
TOTAL LAND VALUE - MARKET		73,125	
TOTAL MARKET VALUE		204,501	
SOH/AGL Deduction		18,228	
ASSESSED VALUE		186,273	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		186,273	
TOTAL JUST VALUE		204,501	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		201,434	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1329/0995	8/19/2016	WD	U	I	11	100

GRANTOR: ROBERT HARRY & KERRY  
GRANTEE: ROBERT HARRY & KERR  
0725/0585 7/18/1990 WD U I 12 82,000  
GRANTOR: CANTRELL  
GRANTEE: ARMOUR

BUILDING NOTES	
BUILDING DIMENSIONS	
FUS=[ORIG=0,0] W24 S32 S9 E24 N20 N21 \$	
BAS=[ORIG=15,0] E24 N21 W24 S21 \$	
FSP=[ORIG=0,0] N10 W24 S10 E24 \$	
UOP=[ORIG=39,-21] N10 W24 S10 E24 \$	
UOP=[ORIG=0,21] E4 N32 W4 S32 \$	
FOP=[ORIG=-24,32] W4 S6 E4 N6 \$	