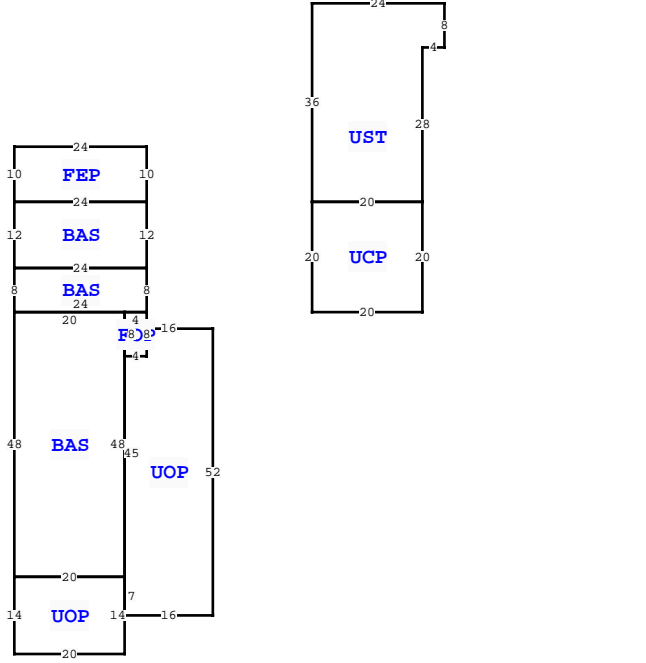


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	06	CUST PANEL	100
Interior Floor	13	LAM/VNLPLK	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural	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	100000.03	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	192	100	
BAS	288	100	
BAS	960	100	
FEP	240	80	
FOP	32	30	
UCP	400	20	
UOP	280	20	
UOP	832	20	
UST	752	45	
TOTALS	3,976		

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%	- 2022								
					Heated Area: 1440							
					HX Base Yr							



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	267,696		
TOTAL MARKET OB/XF VALUE	16,023		
TOTAL LAND VALUE - MARKET	150,000		
TOTAL MARKET VALUE	433,719		
SOH/AGL Deduction	0		
ASSESSED VALUE	433,719		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	433,719		
TOTAL JUST VALUE	433,719		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	431,530		

SALE:3:1: LOT 8 UNIT 3 THREE RIVERS ESTATES
SALE:2:1: LOT 8 UNIT 3 THREE RIVERS ESTATES
SALE:1:1: LOT 8 UNIT 3 THREE RIVERS ESTATES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33743	MAINT/ALTR	50	02/05/2016
31819	ADDN SFR	125	03/20/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1441/250	6/17/2021	WD	Q	I	01	361,000

GRANTOR: NORRIS TANA
GRANTEE: SUWANNEE RIVER WATE
0846/0581 9/16/1997 WD Q I 55,000
GRANTOR: O P DAUGHTRY III
GRANTEE: GUERRY & TANA ESPEN

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	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	
2	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0166	CONC, PAVMT	0	0	12	46	552.00	UT	1.50	100	1993	1993	3	100	828	
4	0084	DOCK-RIVER	0	0	0	768.00	UT	14.50	14.50	100	2022	2021	3	70	7,795	
5	0070	CARPOT UF	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	1,200	
6	0104	GENERATOR	0	0	0	1.00	UT	6,000.00	6,000.00	100	2022	2021		75	4,500	

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								
2	0000	C	VAC RES	0			0.00	0.00	100.00	FF		1.00	1.00	1.00	750.00	750.00	75,000								