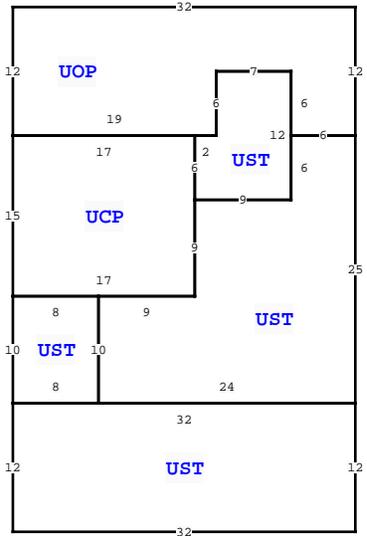
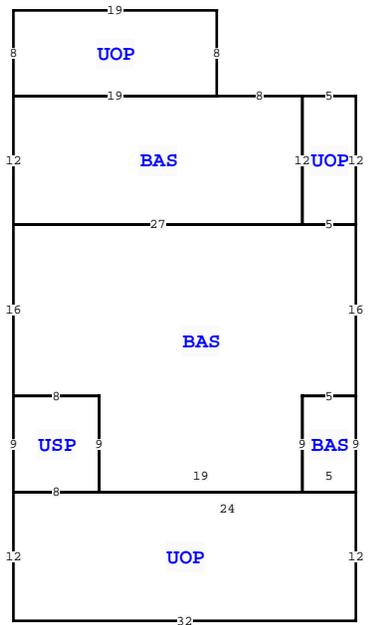


ELEMENT		CD	CONSTRUCTION		
Exterior Wall	05	AVERAGE	80		
Exterior Wall	17	MSNRY STUC	20		
Roof Structure	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	04	PLYWOOD	50		
Interior Wall	05	DRYWALL	50		
Interior Floor	06	VINYL ASB	100		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		2	100		
Bathrooms		2	100		
Frame	01	NONE	100		
Stories	1.	1.	100		
Architectual	05	CONV	100		
Units		0	100		
Condition Adj	02	02	100		
Kitchen Adjus	01	01	100		
Quality	04	04			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	02		
NEIGHBORHOOD/LOC	100000.05	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	45	100		45	2,978
BAS	324	100		324	21,444
BAS	683	100		683	45,203
UCP	255	20		51	3,375
UOP	60	20		12	794
UOP	152	20		30	1,986
UOP	342	20		68	4,501
UOP	384	20		77	5,096
USP	72	35		25	1,655
UST	80	45		36	2,383
TOTALS	3,288			1,752	115,953

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	0% - 0									
Heated Area: 1052						HX Base Yr					



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY	STANDARD					
Tax Group: 3	Tax Dist:					
BUILDING MARKET VALUE	115,953					
TOTAL MARKET OB/XF VALUE	6,708					
TOTAL LAND VALUE - MARKET	73,125					
TOTAL MARKET VALUE	195,786					
SOH/AGL Deduction	4,299					
ASSESSED VALUE	191,487					
TOTAL EXEMPTION VALUE	0					
BASE TAXABLE VALUE	191,487					
TOTAL JUST VALUE	195,786					
NCON VALUE	0					
INCOME VALUE						
PREVIOUS YEAR MKT VALUE	196,160					
SALE: 2:1: TRADED FOR RE#'S 06474 & 06474-001						
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
1248/2585	8/22/2012	WD	U	I	30	100
GRANTOR: PHILPOT RICHARD B						
GRANTEE: PHILPOT RICHARD B &						
0859/0620	5/22/1998	WD	Q	I		40,000
GRANTOR: BOLTON						
GRANTEE: PHILPOT						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[ORIG=0,0] W5 W27 S16 E8 S9 E19 N9 E5 N16 \$						
UST=[ORIG=37,6] S9 W9 S10 E24 N25 W6 S6 W9 \$						
UOP=[ORIG=-24,25] W8 S12 E32 N12 W24 \$						
UST=[ORIG=20,25] S12 E32 N12 W32 \$						
UOP=[ORIG=52,0] N12 W32 S12 E19 N6 E7 S6 E6 \$						
BAS=[ORIG=-5,0] N12 W8 W19 S12 E27 \$						
UCP=[ORIG=20,0] S15 E17 N9 N6 W17 \$						
UOP=[ORIG=-13,-12] N8 W19 S8 E19 \$						
UST=[ORIG=37,6] E9 N12 W7 S6 W2 S6 \$						
UST=[ORIG=20,15] S10 E8 N10 W8 \$						
USP=[ORIG=-32,16] S9 E8 N9 W8 \$						
UOP=[ORIG=0,0] N12 W5 S12 E5 \$						

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	2006	2006	3	100	2,000		
2	0261	PRCH, UOP	0	0	11	286.00	UT	9.00	9.00	100	2006	2006	3	100	2,574		
3	0084	DOCK-RIVER	0	0	0	368.00	UT	14.50	14.50	100	2015	2015	3	40	2,134		
TOTALS												6,708					

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	DPTH 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			0.00	0.00	75.00	FF		1.00	1.00	1.30	750.00	975.00	73,125							