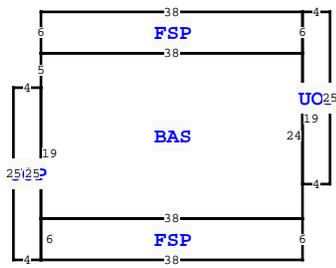
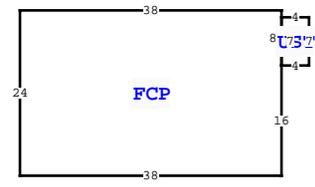


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual Units	05 CONV 100
Condition Adj	03 100
Kitchen Adjus	01 100
Quality	05 05
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 02

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%	- 0								
Heated Area: 912					HX Base Yr							



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	912	100		912	79,979
FCP	912	25		228	19,994
FSP	228	40		91	7,981
FSP	228	40		91	7,981
UOP	100	20		20	1,754
UOP	100	20		20	1,754
UST	28	45		13	1,140
TOTALS	2,508			1,375	120,582

EXTRA FEATURES		BLD DATE		LGL DATE	
L N	OB/XF CODE	XF DATE	INC DATE	LAND DATE	AG DATE
1	0190	FPLC PF		05/13/2025	MLU
2	0166	CONC, PAVMT			
3	0294	SHED WOOD/			

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	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0166	CONC, PAVMT	0	0	12	38	UT	5.00	5.00	100	2016	2016	3	100	2,280	
3	0294	SHED WOOD/	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,200	

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	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							

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY			STANDARD	
VALUATION BY			Tax Group: 3	
BUILDING MARKET VALUE			120,582	
TOTAL MARKET OB/XF VALUE			4,680	
TOTAL LAND VALUE - MARKET			73,125	
TOTAL MARKET VALUE			198,387	
SOH/AGL Deduction			15,183	
ASSESSED VALUE			183,204	
TOTAL EXEMPTION VALUE			0	
BASE TAXABLE VALUE			183,204	
TOTAL JUST VALUE			198,387	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			198,387	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048451	Remodel	87,575	08/26/2025
000050078	Electrical Servic	0	06/07/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1031/2376	6/01/2004	WD U	I			100

GRANTOR: ADAMS HOLDING LLLP  
GRANTEE: FRANCES E ADAMS TRU  
0783/0723 11/30/1993 WD U I 12 85,000  
GRANTOR: SILAS BROWN  
GRANTEE: FRANCES ADAMS

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W38 S5 S19 E38 N24 \$	
FCP=[ORIG=0,-40] N16 N8 W38 S24 E38 \$	
FSP=[ORIG=0,0] N6 W38 S6 E38 \$	
FSP=[ORIG=0,24] S6 W38 N6 E38 \$	
UOP=[ORIG=0,0] N6 E4 S25 W4 N19 \$	
UOP=[ORIG=-38,5] W4 S25 E4 N25 \$	
UST=[ORIG=0,-56] E4 N7 W4 S7 \$	