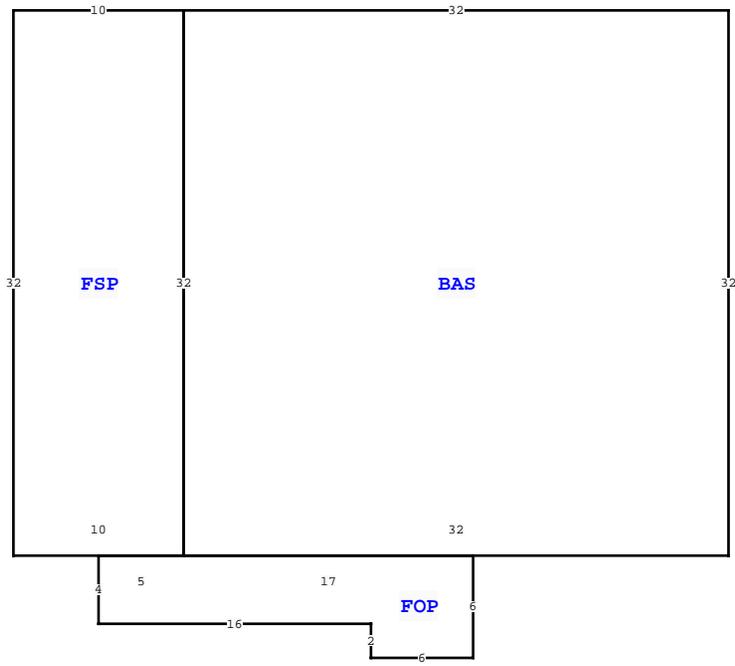


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	31	VINYL SID	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	14	PREFIN MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	90		
Interior Floor	08	SHT VINYL	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	01	NONE	100		
Stories	1.	1.	100		
Architectual Units	05	CONV	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	02		
NEIGHBORHOOD/LOC	100000.07	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,024	100		1,024	104,954
FOP	100	30		30	3,075
FSP	320	40		128	13,119
TOTALS	1,444			1,182	121,148

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SFR	PILING	100%	-	2010						
Heated Area: 1024						HX Base Yr 2010					



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				121,148		
TOTAL MARKET OB/XF VALUE				15,820		
TOTAL LAND VALUE - MARKET				97,856		
TOTAL MARKET VALUE				234,824		
SOH/AGL Deduction				72,897		
ASSESSED VALUE				161,927		
TOTAL EXEMPTION VALUE				HX HB 51,411		
BASE TAXABLE VALUE				110,516		
TOTAL JUST VALUE				234,824		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				237,546		
SALE:1:1: 2 LOTS - 2 PRCLS (00647-036)						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
000044871	Electrical Servic	0	07/05/2022			
000043287	Roof Replacement	12,495	12/01/2021			
000041327	Electrical Servic	2,300	02/15/2021			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1150/1596	5/16/2008	WD	Q	I		307,000
GRANTOR: MCKINIRY						
GRANTEE: FORET						
0758/2088	4/09/1992	WD	Q	V		12,000
GRANTOR: DANIEL GREENE						
GRANTEE: PAUL MCKINIRY						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W32 FSP= W10 S32 E10 N32\$ S32 FOP= W5 S4 E16 S2 E6N6 W17\$ E32 N32\$.						

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	0294	SHED WOOD/	0	100	0	0	UT	0.00	0.00	100	2016	2016	3	100	1,400	
2	0060	CARPORT F	0	100	0	0	UT	0.00	0.00	100	2016	2016	3	100	2,700	
3	0166	CONC,PAVMT	0	100	0	0	UT	5.00	5.00	100	2016	2016	3	100	6,720	
4	0104	GENERATOR	0	100	0	0	UT	6,000.00	6,000.00	100	2021	2020		70	4,200	
5	0070	CARPORT UF	0	100	0	0	UT	800.00	800.00	100	2021	2020		100	800	

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES						
1	0100	C	SFR	100		A-1	0.00	0.00	56.00	FF		1.00	1.00	0.85	750.00	637.50	35,700							
2	0020	C	VAC/WATER	100		A-1	0.00	0.00	60.00	FF		1.00	1.00	0.85	750.00	637.50	38,250							
3	0020	C	VAC/WATER	100		A-1	0.00	0.00	75.00	FF		1.00	1.00	0.43	750.00	318.75	23,906							