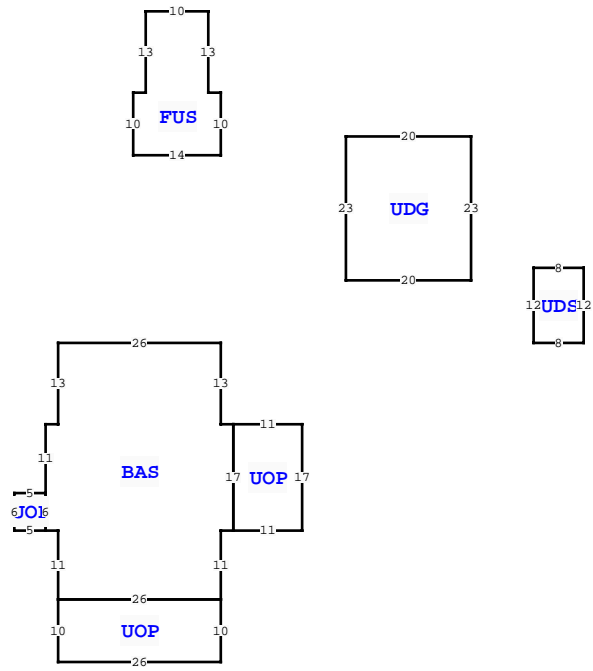


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	06	VINYL ASB	50
Interior Floo	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	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
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	100000.19	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,134	100	
FUS	270	100	
UDG	460	55	
UDS	96	55	
UOP	30	20	
UOP	187	20	
UOP	260	20	
TOTALS	2,437		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,805	114.9750	128.77	232,430	1981	1981	0	0	35.00	65.00
1 SINGLE FAM			50% - 2025	Heated Area: 1404			HX Base Yr 2025				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			151,080
TOTAL MARKET OB/XF VALUE			1,584
TOTAL LAND VALUE - MARKET			70,200
TOTAL MARKET VALUE			222,864
SOH/AGL Deduction			5,310
ASSESSED VALUE			217,554
TOTAL EXEMPTION VALUE	HA HAB	51,411	
BASE TAXABLE VALUE			166,143
TOTAL JUST VALUE			222,864
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			206,664

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1478/2380	11/04/2022	WD	Q	I	01	195,000
GRANTOR: STEPHENSON MICHAEL						
GRANTEE: OLSEN DALE JEFFREY						
1406/0769	1/28/2020	WD	U	I	30	100
GRANTOR: SHIRLEY M STEPHENSON						
GRANTEE: MICHAEL STEPHENSON						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0190	FPLC PF	0	50	0	1.00	UT	1,200.00	1,200.00	100	0
2	0166	CONC, PAVMT	0	50	8	128.00	UT	3.00	3.00	100	2006

TOTAL OB/XF											
1,584											
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE						
			04/14/2026	MLU							

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W26 S13 W2 S11 UOP= W58 E5 N6 S6 E2 S11 UOP= S10E26 N10 W26 E26 N11 E2 UOP= E11 N17 W11 S17 S N17 W2 N13 PTR= N30 FUS= N10 W2 N13 W10S13 W2 S10 E14 S30 PTR= N10 E20 UDG= E20 N23 W20 S23 S10 W20 PTR= E50 UDS= E8 N12 W8 S12 W50 S.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DPTH FACT
1	0100	C	SFR	50		A-1	0.00	0.00	3.00	LT	1.00