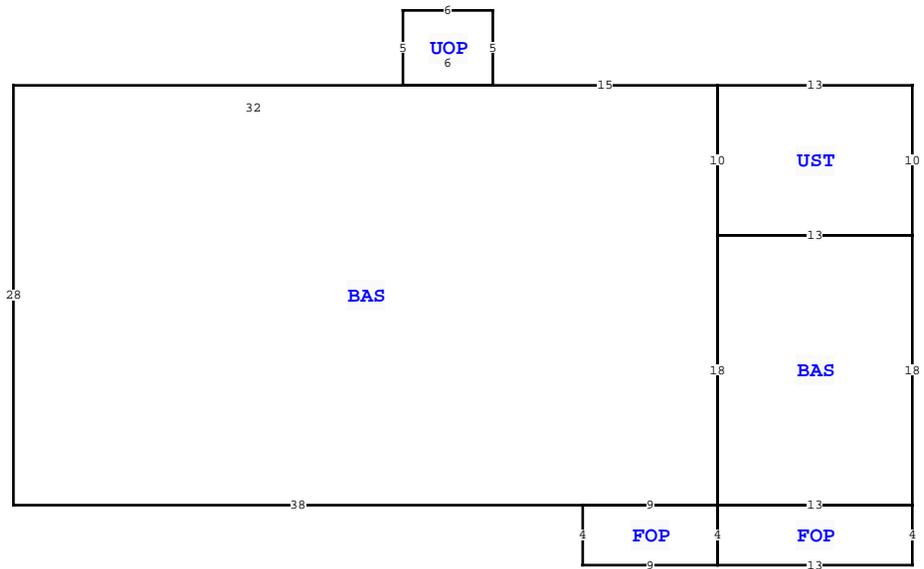


ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 90
Exterior Wall	19	COMMON BRK 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,641	117.3000	131.38	215,595	1960	1960	0	0	35.00	65.00	
1 SINGLE FAM			0% - 2024	Heated Area: 1550			HX Base Yr					



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	234	100		234	19,983
BAS	1,316	100		1,316	112,382
FOP	36	30		11	939
FOP	52	30		16	1,366
UOP	30	20		6	512
UST	130	45		58	4,953
TOTALS	1,798			1,641	140,137

DOR CODE	MAP NUM	MKT AREA
0100		06
NEIGHBORHOOD/LOC 5417.0600 1.00/		

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1
VALUATION SUMMARY			1
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	140,137		
TOTAL MARKET OB/XF VALUE	1,900		
TOTAL LAND VALUE - MARKET	22,800		
TOTAL MARKET VALUE	164,837		
SOH/AGL Deduction	0		
ASSESSED VALUE	164,837		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	164,837		
TOTAL JUST VALUE	164,837		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	157,237		

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1503/2389	11/20/2023	QC	U	I	11	100
GRANTOR: KRZTON ANDREW J						
GRANTEE: KNEPPAR RAYMOND						
1416/1558	7/31/2020	WD	Q	I	01	155,000
GRANTOR: RAYMOND KNEPPAR						
GRANTEE: ANDREW J KRZTON						

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	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,400	
2	0296	SHED METAL	0	0	6	10	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	
3	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	

TOTAL OB/XF													1,900											
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	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	0		*RSF-2	0.00	0.00	15,200.00	SF		1.00	1.00	1.00	1.50	1.50	22,800							

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W15 UOP= N5 W6 S5 E6\$ W32 S28 E38 FOP= S4 E9 N4 W9\$E9 FOP= S4 E13 N4 W13 \$ BAS= E13 N18 W13 S18 \$ N18 UST= E13 N10 W13 S10\$ N10\$.												

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	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	0		*RSF-2	0.00	0.00	15,200.00	SF		1.00	1.00	1.00	1.50	1.50	22,800							