

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	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	06
NEIGHBORHOOD/LOC	5417.0600	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,021	100	2026
FGR	650	55	2026
FOP	216	30	2026
FOP	300	30	2026
TOTALS	3,187		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2026								
				Heated Area: 2021			HX Base Yr 2026				

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			322,629
TOTAL MARKET OB/XF VALUE			10,400
TOTAL LAND VALUE - MARKET			57,401
TOTAL MARKET VALUE			390,430
SOH/AGL Deduction			187,445
ASSESSED VALUE			202,985
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			151,574
TOTAL JUST VALUE			390,430
NCON VALUE			333,029
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			14,934

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1512/153	4/05/2024	WD	Q	V	01	32,000
GRANTOR: MOSELEY WILLIAM H						
GRANTEE: PETERS JAMES						
0789/2436	5/06/1994	WD	Q	V		26,500
GRANTOR: STEVEN D & ALICE H PE						
GRANTEE: WILLIAM H & REBECCA						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC, PAVMT	0	100	0	0			5.00	100	2026

BUILDING NOTES			
BLD DATE			
XF DATE			
INC DATE			
LGL DATE	05/19/2026	MLU	
LAND DATE			
AG DATE			

BUILDING DIMENSIONS											
BAS=[YR=2026;ORIG=27,15] W35 S7 W25 S21 E7 S12 E14 N5 E24 S5 E15 N40 \$											
FGR=[YR=2026;ORIG=-33,-4] E25 S26 W25 N26 \$											
FOP=[YR=2026;ORIG=-8,5] E30 S10 W30 N10 \$											
FOP=[YR=2026;ORIG=-12,50] E24 S9 W24 N9 \$											

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	DPH 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	100		*RSF	240.00	108.00	14,934.00	SF		1.00	1.00	1.00	1.50	1.50	22,401							
2	0000	C	VAC RES	100		*RSF	130.00	300.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							