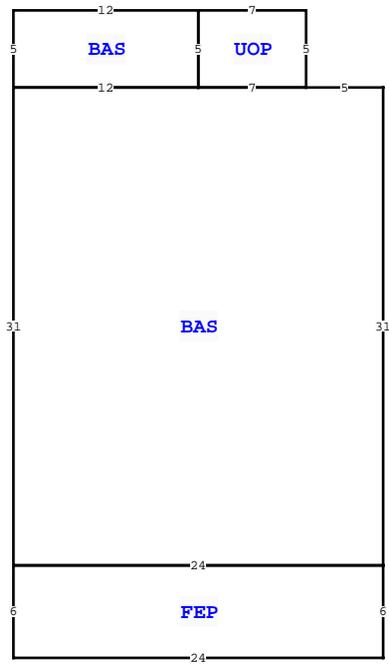


BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	01 MINIMUM 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	01 MINIMUM 100				
Interior Wall	02 WALL BD/WD 100				
Interior Floo	09 PINE WOOD 80				
Interior Floo	14 CARPET 20				
Air Condition	01 NONE 100				
Heating Type	02 CONVECTION 100				
Bedrooms	2 100				
Bathrooms	1 100				
Frame	01 NONE 100				
Stories	1. 1. 100				
Architectual	05 CONV 100				
Units	0 100				
Condition Adj	02 02 100				
Kitchen Adjus	01 01 100				
Quality	01 01				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 07				
NEIGHBORHOOD/LOC	820317.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	60	100		60	1,541
BAS	744	100		744	19,110
FEP	144	80		115	2,954
UOP	35	20		7	180
TOTALS	983			926	23,784

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	926	41.6988	46.70	43,244	1930	1930	10	0	0	35.00	55.00
1 SINGLE FAM			0% - 2026	Heated Area: 804			HX Base Yr					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		
VALUATION BY	STANDARD	
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE	23,784	
TOTAL MARKET OB/XF VALUE	0	
TOTAL LAND VALUE - MARKET	1,138	
TOTAL MARKET VALUE	24,922	
SOH/AGL Deduction	0	
ASSESSED VALUE	24,922	
TOTAL EXEMPTION VALUE	0	
BASE TAXABLE VALUE	24,922	
TOTAL JUST VALUE	24,922	
NCON VALUE	0	
INCOME VALUE	0	
PREVIOUS YEAR MKT VALUE	24,922	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1545/564	7/22/2025	TD	U	I	18	6,900
GRANTOR: CLERK OF COURT						
GRANTEE: JORDAN BENNIE JR						
1491/2787	6/06/2023	QC	U	I	11	1,000
GRANTOR: 5T WEALTH PARTNERS LP						
GRANTEE: ASCEND CAPITAL INTE						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE

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

BUILDING DIMENSIONS	
BAS= W5 UOP= N5 W7 S5 E7 \$ W7BAS= N5 W12 S5 E12\$ W12 S31 FEP= S6 E24 N6 W24\$ E24 N31\$.	

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		00	0.00	0.00	2,275.00	SF		1.00	1.00	1.00	0.50	0.50	1,138							