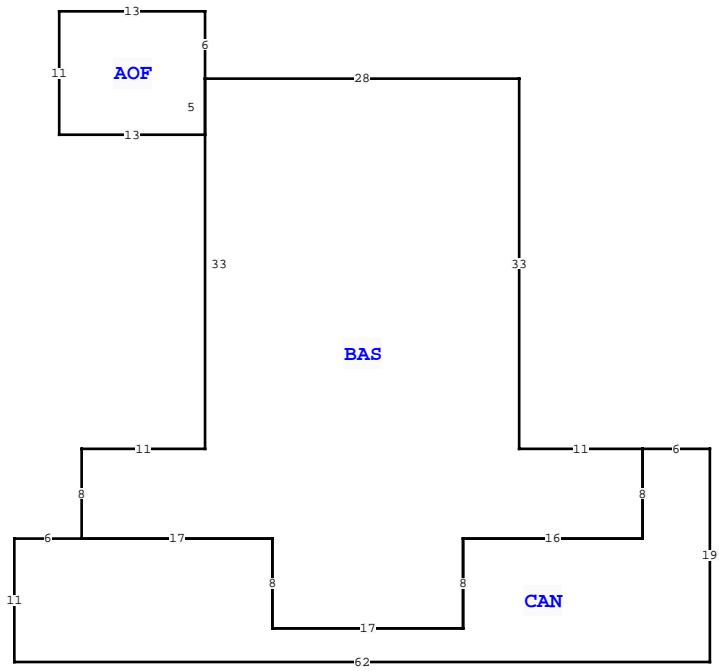


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	15 CONC BLOCK 100
Roof Structur	01 FLAT 100
Roof Cover	04 BUILT-UP 100
Interior Wall	01 MINIMUM 100
Interior Floo	03 CONC FINSH 100
Ceiling	03 PART.FIN. 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Fixtures	2 100
Frame	03 MASONRY 100
Story Height	12 100
RMS	2 100
Stories	1. 1. 100
Units	0 100
Condition Adj	03 03 100
Quality	03 03
DOR CODE	1100 STORES/1 STORY
MAP NUM	MKT AREA 06
NEIGHBORHOOD/LOC	850317.00 1.00/
AREA TYPE	TOTAL GROSS AREA
AOF	143
BAS	1,460
CAN	594
TOTALS	2,197

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
8801	04	1,795	55.6416	20.59	36,959	1945	1945	0	0	50.00	50.00
1 C B MISC 0% - 2025 Heated Area: 1603 HX Base Yr											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	18,480		
TOTAL MARKET OB/XF VALUE	2,000		
TOTAL LAND VALUE - MARKET	67,200		
TOTAL MARKET VALUE	87,680		
SOH/AGL Deduction	12,352		
ASSESSED VALUE	75,328		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	75,328		
TOTAL JUST VALUE	87,680		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	68,480		

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1528/1325	11/27/2024	WD	U	I	30	269,000
GRANTOR: SERENITYBLOCK 32, LLC						
GRANTEE: KENT CHRISTOPHER EU						

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 2,000.00	2,000.00	100	2025	2024	100	2,000	

TOTAL OB/XF												2,000			

BUILDING NOTES															

BUILDING DIMENSIONS															
BAS= W28 AOF= N6 W13 S11 E13N5\$ S33 W11 S8 CAN= W6 S11 E62 N19 W6 S8 W16 S8 W17 N8 W17\$ E17 S8 E17 N8 E16 N8 W11 N33\$.															

LAND DESCRIPTION																								
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	1100	C	STORE 1FLR	0		*CG	0.00	0.00	8,000.00	SF		1.00	1.00	1.20	7.00	8.40	67,200							