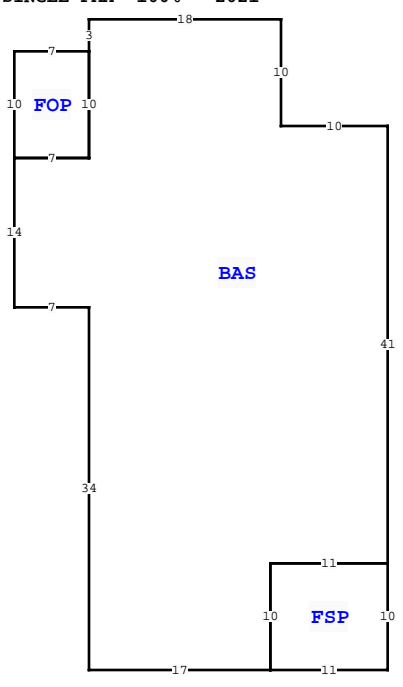




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Roof Structur	08	IRREGULAR	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	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	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	860317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,596	100	
FOP	70	30	
FSP	110	40	
TOTALS	1,776		

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%	- 2021								
					Heated Area: 1596						
					HX Base Yr 2021						



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	141,477		
TOTAL MARKET OB/XF VALUE	200		
TOTAL LAND VALUE - MARKET	10,238		
TOTAL MARKET VALUE	151,915		
SOH/AGL Deduction	44,537		
ASSESSED VALUE	107,378		
TOTAL EXEMPTION VALUE	51,411		
BASE TAXABLE VALUE	55,967		
TOTAL JUST VALUE	151,915		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	148,161		
PRCL:0:12: 11/11 COA PER STEVEN BAUMGARDNER-HE TA			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD
1426/2744	12/14/2020	QC U	I 11
GRANTOR: RAYNOR KEITH R &			
GRANTEE: ROSS ROCKY S			
1270/2117	3/06/2014	WD Q	I 01
GRANTOR: TONI MASON SHORT FNA			
GRANTEE: KEITH R RAYNOR & CY			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS= W18 S3 FOP= W7 S10 E7 N10\$ S10 W7 S14 E7 S34 E17 FSP= E11 N10 W11 S10\$ N10 E11 N41 W10 N10\$.			

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
1	0070	CARPORT UF	0	100	0	0			0.00	100	0	0	3	100
TOTALS														
TOTAL OB/XF 200														

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
1	0100	C	SFR	100		*RSF-	365.00	105.00	6,825.00	SF		1.00	1.00	1.00
TOTALS														
TOTAL OB/XF 200														