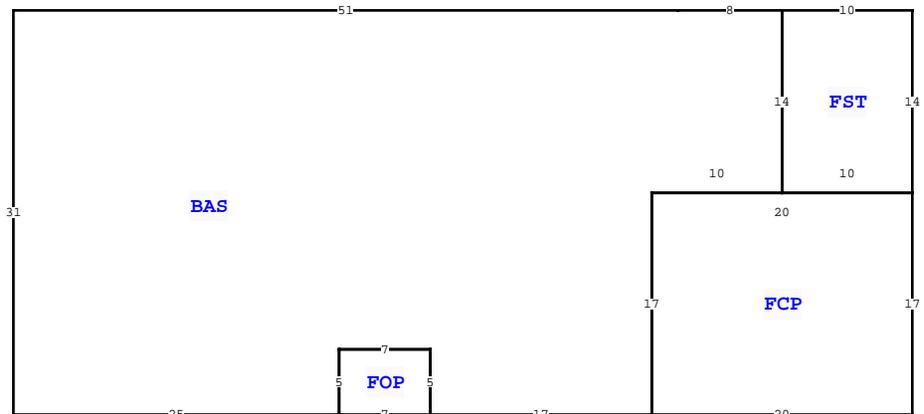




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	04	PLYWOOD	100
Interior Floor	14	CARPET	80
Interior Floor	06	VINYL ASB	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.1	1.100	
Architectual Units	05	CONV	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	32317.170	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,624	100	
FCP	340	25	
FOP	35	30	
FST	140	55	
TOTALS	2,139		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,796	105.8400	120.66	216,705	1972	1972	0	0	35.00	65.00	
1 SINGLE FAM 0% - 2022 Heated Area: 1624 HX Base Yr												



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,624	100		1,624	127,369
FCP	340	25		85	6,666
FOP	35	30		10	785
FST	140	55		77	6,039
TOTALS	2,139			1,796	140,858

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	0	0	3	100	100	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	3,000	
3	0261	PRCH, UOP	0	0	12	22	1.00	UT	0.00	0.00	100	0	0	3	100	750	
4	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	400	
5	0297	SHED CONCR	0	0	0	0	1.00	UT	25,000.00	25,000.00	100	2011	2011	3	100	25,000	
6	0060	CARPORT F	0	0	36	18	648.00	UT	8.00	8.00	100	2022	2021		100	5,184	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			140,858
TOTAL MARKET OB/XF VALUE			34,434
TOTAL LAND VALUE - MARKET			21,063
TOTAL MARKET VALUE			196,355
SOH/AGL Deduction			0
ASSESSED VALUE			196,355
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			196,355
TOTAL JUST VALUE			196,355
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			193,881
LAND:1:1: NE1/4 32-3S-17			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1454/2596	12/13/2021	WD	Q	I	01	220,000
GRANTOR: RIGGENBACH JUDITH E						
GRANTEE: CRUZ JOSE A						
1397/2096	10/30/2019	WD	Q	I	01	98,000
GRANTOR: RUSSEL A HEUER						
GRANTEE: JUDITH E RIGGENBACH						

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W8 W51 S31 E25 FOP= E7 N5 W7 S5\$ N5 E7 S5 E17 FCP= E20 N17 W20 S17\$ N17 E10 FST= E10 N14W10 S14 \$ N14\$.												

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	0		*RSF-	14.00	120.00	13,680.00	SF		1.00	1.00	0.90	0.95	0.86	11,696								
2	0100	C	SFR	0		*RSF-	16.00	85.00	9,860.00	SF		1.00	1.00	1.00	0.95	0.95	9,367								