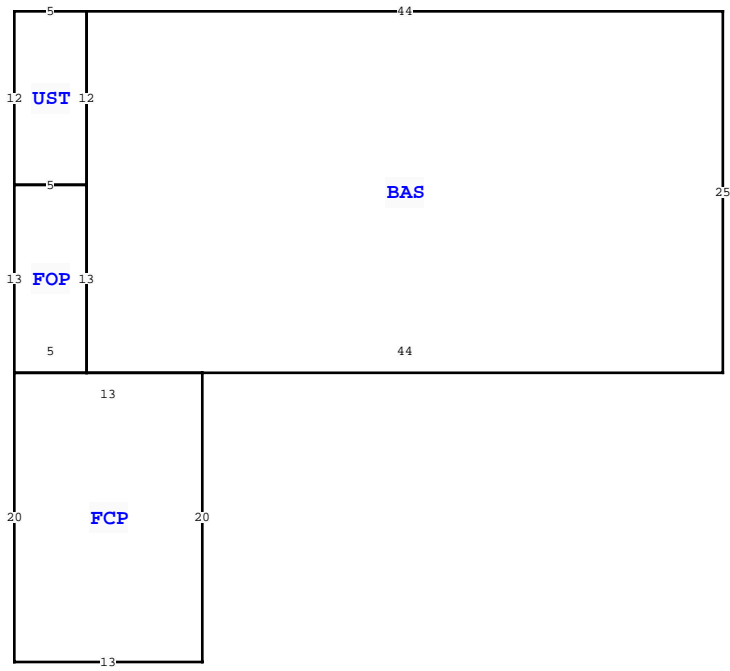


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
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

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%	- 2020								
Heated Area: 1100						HX Base Yr 2020					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		1
VALUATION BY	Tax Group: 1	STANDARD
BUILDING MARKET VALUE	Tax Dist:	114,038
TOTAL MARKET OB/XF VALUE		1,100
TOTAL LAND VALUE - MARKET		7,600
TOTAL MARKET VALUE		122,738
SOH/AGL Deduction		33,952
ASSESSED VALUE		88,786
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		37,375
TOTAL JUST VALUE		122,738
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		124,812

DOR CODE		MKT AREA			
0100	SINGLE FAMILY		07		
MAP NUM					
NEIGHBORHOOD/LOC	870317.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,100	100		1,100	103,500
FCP	260	25		65	6,116
FOP	65	30		20	1,882
UST	60	45		27	2,540
TOTALS	1,485			1,212	114,038

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1384/0853	5/10/2019	WD Q	Q	I	01	104,000
GRANTOR: RICHARD E & BARBARA C						
GRANTEE: SEAN H MCAHON						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/27/2022	MLU

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	100	0	0	0	0	0.00	100	0	0	3	100	300	
2	0258	PATIO	0	100	0	0	0	0	0.00	100	0	0	3	100	100	
3	0120	CLFENCE 4	0	100	0	0	0	0	0.00	100	1993	1993	3	100	300	
4	0296	SHED METAL	0	100	0	0	0	0	0.00	100	2004	2004	3	100	200	
5	0119	MASONRY WA	0	100	0	0	0	0	0.00	100	2017	2017	3	100	200	
TOTAL OB/XF 1,100																

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W44 UST= W5 S12 E5 N12\$S12FOP= W5 S13 FCP= S20 E13 N20 W13\$ E5 N13\$ S13 E44 N25\$.	

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-	3 0.00	0.00	8,000.00	SF		1.00	1.00	1.00	0.95	0.95	7,600							