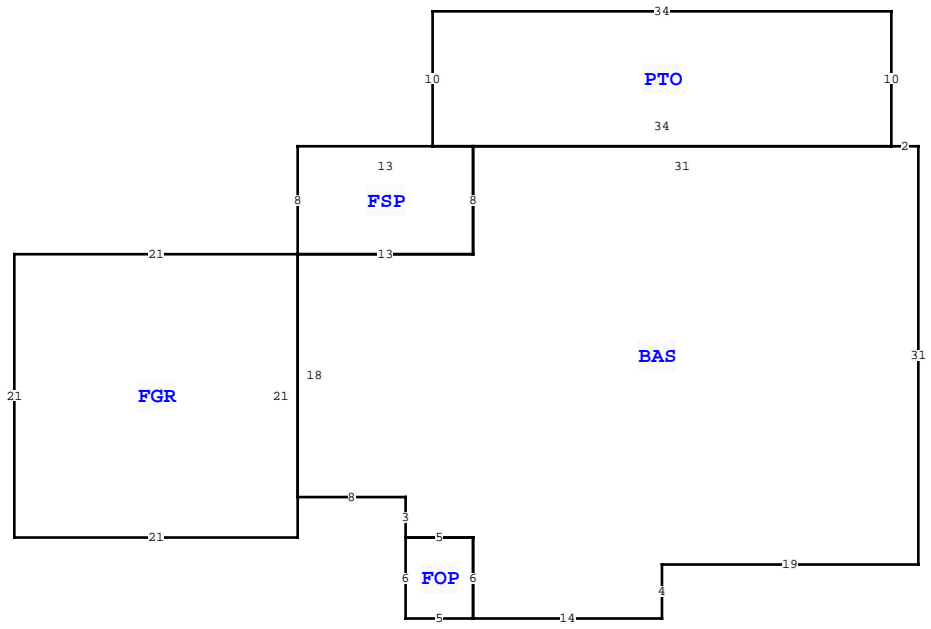


BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	19	COMMON BRK 90			
Exterior Wall	05	AVERAGE 10			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 90			
Interior Floor	08	SHT VINYL 10			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		2 100			
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 07			
NEIGHBORHOOD/LOC	870317.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,328	100		1,328	114,551
FGR	441	55		243	20,961
FOP	30	30		9	777
FSP	104	40		42	3,623
PTO	340	5		17	1,467
TOTALS	2,243			1,639	141,378

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,639	118.2180	132.40	217,004	1991	1991	0	0	34.85	65.15
1 SINGLE FAM			0% - 2024	Heated Area: 1328		HX Base Yr					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			141,378
TOTAL MARKET OB/XF VALUE			4,116
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			163,994
SOH/AGL Deduction			0
ASSESSED VALUE			163,994
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			163,994
TOTAL JUST VALUE			163,994
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			166,208

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045105	Roof Replacement	12,620	08/05/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1504/2480	12/14/2023	PB	U	I	18	0
GRANTOR: MCCALL HAZEL I						
GRANTEE: ASH DUSTIN WILLIAM						
1101/1300	11/06/2006	WD	Q	I	01	0
GRANTOR: HAZEL MCCALL						
GRANTEE: HAZEL & ERNEST MCCA						

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 57 19	1,083.00	UT	1.40	1.40	100	0	0	3	100	1,516	
2	0296	SHED METAL	0	0 0 0	1.00	UT	0.00	0.00	100	2004	2004	3	100	1,400	
3	0060	CARPORT F	0	0 0 0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	
4	0166	CONC, PAVMT	0	0 0 0	1.00	UT	0.00	0.00	100	2017	2017	3	100	600	

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W2 PTO= N10 W34 S10 E34\$ W31 FSP= W13 S8 E13 N8 S\$8 W13									
FGR= W21 S21 E21 N21\$ S18 E8 S3 FOP= S6 E5 N6 W5\$ E5 S6 E14									
N4 E19 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	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-	294.00	110.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							