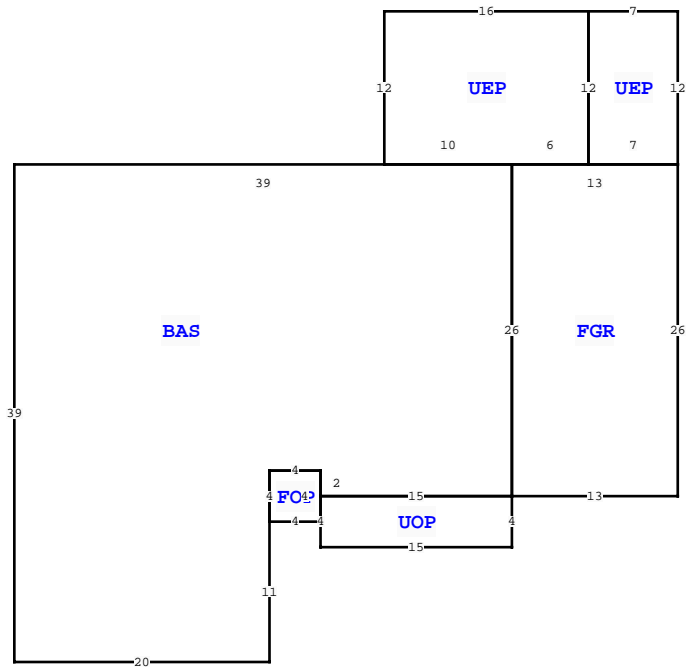




BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectural	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	870317.00 1.00/
AREA TYPE	TOTAL GROSS AREA
BAS	1,266
FGR	338
FOP	16
UEP	84
UEP	192
UOP	60
TOTALS	1,956

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,634	122.0000	136.64	223,270	1980	1980	0	10	0	35.00	55.00	
1 SINGLE FAM 100% - 0 Heated Area: 1266 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			122,798
TOTAL MARKET OB/XF VALUE			2,150
TOTAL LAND VALUE - MARKET			18,172
TOTAL MARKET VALUE			143,120
SOH/AGL Deduction			56,337
ASSESSED VALUE			86,783
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			35,372
TOTAL JUST VALUE			143,120
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			138,577

SALE:2:1: LOT 20 & 21 LESLIE S/D
SALE:1:1: LOTS 20 & 21 LESLIE S/D

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044157	Roof Replacement	6,000	04/11/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1397/1125	8/02/2019	QC	U	I	30	0
GRANTOR: JERRY EPPERSON						
GRANTEE: JERRY EPPERSON & JE						
0758/1764	4/07/1992	WD	Q	I		40,000
GRANTOR: SAMUEL WHITLOW						
GRANTEE: JERRY EPPERSON						

EXTRA FEATURES	
L N	OB/XF CODE
1	0166
2	0296
3	0169
4	0263
5	0252
6	0252
7	0070

TOTAL OB/XF														
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	0166	CONC, PAVMT	0	100	0	0	0	0.00	0.00	100	0	0	3	100
2	0296	SHED METAL	0	100	8	12	0	0.00	0.00	100	0	0	3	100
3	0169	FENCE/WOOD	0	100	0	0	0	0.00	0.00	100	1993	1993	3	100
4	0263	PRCH, USP	0	100	0	0	0	0.00	0.00	100	2011	2011	3	100
5	0252	LEAN-TO W/	0	100	0	0	0	0.00	0.00	100	2011	2011	3	100
6	0252	LEAN-TO W/	0	100	0	0	0	0.00	0.00	100	2011	2011	3	100
7	0070	CARPORT UF	0	100	0	0	0	0.00	0.00	100	2017	2017	3	100
TOTALS														2,150

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/12/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= S39 E20 N11 FOP= E4 N4W4 S4\$ N4 E4 S2 UOP= S4 E15 N4 W15\$ E15 FGR= E13 N26 W13 S26\$ N26 UEP= E6 UEP= E7 N12 W7 S12\$ N12 W16 S12 E10\$ W39\$.	

LAND DESCRIPTION		LAND USE DESCRIPTION		R D		LOC ZONE		FRONT DEPTH		TOT LND UTS		UNIT TYPE		DPTH FACT		TOT ADJ		UNIT PRICE		ADJ UNIT PRICE		LAND VALUE		OTHER ADJUSTMENTS AND NOTES		YEAR DENSITY		DECL FRZ		YR CONSRV	
1	0100	C	SFR			RO		110.00	165.00	16,826.00	SF		1.00	1.00	1.08			1.00	1.08			18,172									