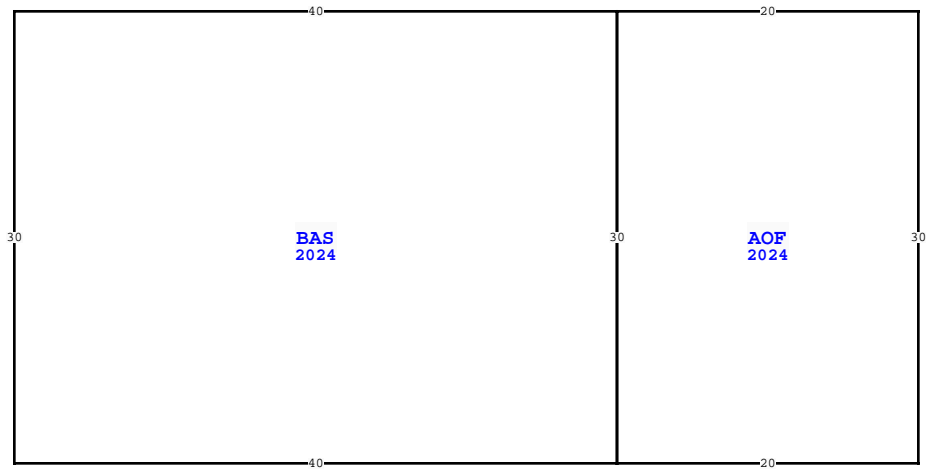


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
27	PREFIN MTL 100				
10	STEEL FRME 100				
14	PREFIN MT 100				
01	MINIMUM 100				
03	CONC FINSH 100				
03	PART.FIN. 100				
01	NONE 100				
01	NONE 100				
4	100				
05	STEEL 100				
12	100				
4	100				
1.	1. 100				
	N/A 100				
03	03 100				
05	05				
4817	WHSE STORAGE/OFFICE				
	MKT AREA		06		
870317.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	600	150	2024	900	45,147
BAS	1,200	100	2024	1,200	60,196
TOTALS	1,800			2,100	105,343

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
8700	06	2,100	133.3500	50.67	106,407	2023	2023	0	0	1.00	99.00	
1 PREF M B A 0% - 2024 Heated Area: 1800 HX Base Yr												



BAS 2024 AOF 2024

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		105,343
TOTAL MARKET OB/XF VALUE		1,900
TOTAL LAND VALUE - MARKET		91,988
TOTAL MARKET VALUE		199,231
SOH/AGL Deduction		0
ASSESSED VALUE		199,231
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		199,231
TOTAL JUST VALUE		199,231
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		190,868

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045145	New Commercial Co	175,000	08/10/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1489/2030	4/05/2023	WD	U	V	11	100
GRANTOR: LANE HEATING & AIR, L						
GRANTEE: LANE HEATING & AIR,						
1438/1998	5/27/2021	WD	Q	V	01	85,000
GRANTOR: GOYENCHEA FLOR M TRU						
GRANTEE: FRANKS & LANE HEATI						

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	1.00	UT	0.00	0.00	100	2024	2023		100	400	
2	0140	CLFENCE	6	0	0	1.00	UT	0.00	0.00	100	2024	2023		100	1,500	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2024;ORIG=40,20] E40 S30 W40 N30 \$	
AOF=[YR=2024;ORIG=80,20] E20 S30 W20 N30 \$	

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	0000	C	VAC RES	0		00	0.00	0.00	33,450.00	SF		1.00	1.00	1.00	2.75	2.75	91,988								