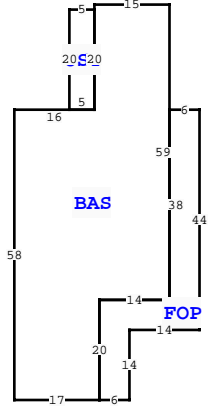
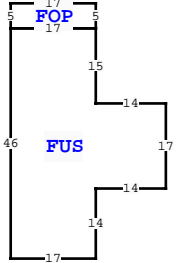
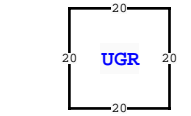


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	80
Exterior Wall	04	SINGLE SID	20
Roof Structure	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		5	100
Bathrooms		3	100
Frame		N/A	100
Stories	1.5	1.5	100
Architectural	05	CONV	100
Units		0	100
Condition Adj	01	01	100
Kitchen Adjus	01	01	100
Quality	04	04	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	32317.060	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,833	100	
FOP	85	30	
FOP	432	30	
FUS	1,020	100	
UGR	400	45	
UST	100	45	
TOTALS	3,870		

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND		
0100	01	3,234	80.8374	90.54	292,806	1900	1960	0	0	20	35.00	45.00		
1 SINGLE FAM 0% - 2023														
Heated Area: 2853														
HX Base Yr														



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		154,155	
TOTAL MARKET OB/XF VALUE		250	
TOTAL LAND VALUE - MARKET		21,175	
TOTAL MARKET VALUE		175,580	
SOH/AGL Deduction		0	
ASSESSED VALUE		175,580	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		175,580	
TOTAL JUST VALUE		175,580	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		173,655	
LAND:2:1: APT RENTED - SECOND FLOOR			

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1466/2689	5/16/2022	WD	Q	I	01	135,000
GRANTOR: CROSS ROSEMARY GRAY						
GRANTEE: SUMNER CHARYL						
1291/2673	3/28/2015	QC	U	I	11	100
GRANTOR: LORENE F GRAY						
GRANTEE: ROSEMARY GRAY CROSS						

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		0.00	100	0	0	3	100	250	

BUILDING NOTES			
BLD DATE			
XF DATE			
LGL DATE			
LAND DATE			
AG DATE			
05/12/2026 MLU			

BUILDING DIMENSIONS			
BAS= W15 S1 UST= W5 S20 E5 N20S20W16 S58 E17 FOP= E6 N14			
E14 N44 W6 S38 W14 S20S N20 E14 N59\$ PTR=E40 FUS= E17 N14			
E14 N17 W14 N15 FOP= N5 W17 S5 E17\$ W17 S46 \$ W40\$ PTR= N30			
UGR= N20 W20 S20 E20\$ S30\$.			

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		*CG	55.00	140.00	7,100.00	SF		1.00	1.00	1.00	2.75	2.75	19,525							
2	0100	C	SFR	0		00	0.00	0.00	600.00	SF		1.00	1.00	1.00	2.75	2.75	1,650							

