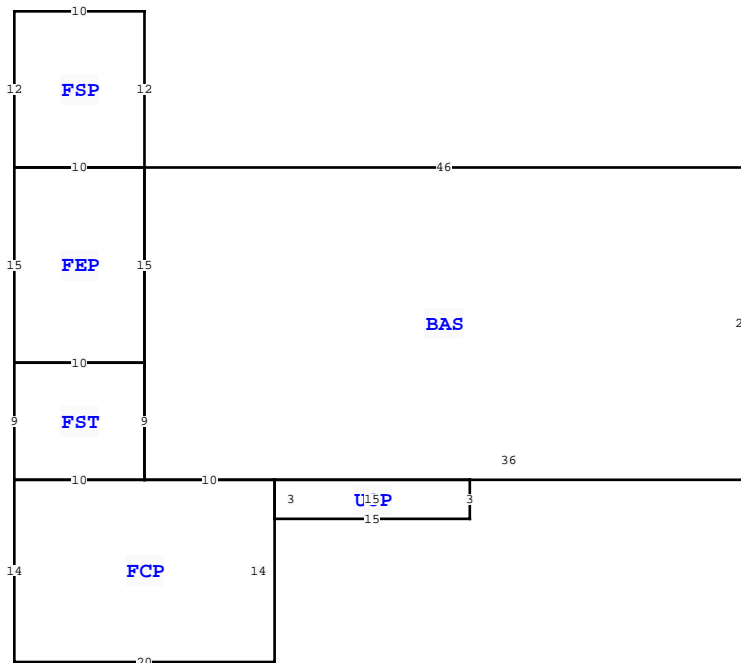




| BUILDING CHARACTERISTICS | | CONSTRUCTION | | | |
|--------------------------|------------------|---------------|------|--------------|----------------------|
| ELEMENT | CD | | | | |
| Exterior Wall | 15 | CONC BLOCK | 100 | | |
| Roof Structur | 03 | GABLE/HIP | 100 | | |
| Roof Cover | 03 | COMP SHNGL | 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 | | 3 | 100 | | |
| Bathrooms | | 1.5 | 100 | | |
| Frame | 01 | NONE | 100 | | |
| Stories | 1. | 1. | 100 | | |
| Architectual Units | 05 | CONV | 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 | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 1,104 | 100 | | 1,104 | 90,418 |
| FCP | 280 | 25 | | 70 | 5,733 |
| FEP | 150 | 80 | | 120 | 9,828 |
| FSP | 120 | 40 | | 48 | 3,931 |
| FST | 90 | 55 | | 50 | 4,095 |
| UOP | 45 | 20 | | 9 | 737 |
| TOTALS | 1,789 | | | 1,401 | 114,742 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | |
|--------------------|-----|-----------|-------------|-------------------|----------------|------|------------|------|------|-------|--------|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | |
| 0100 | 01 | 1,401 | 112.5000 | 126.00 | 176,526 | 1963 | 1963 | 0 | 0 | 35.00 | 65.00 | |
| 1 SINGLE FAM | | | 0% - 2025 | Heated Area: 1104 | | | HX Base Yr | | | | | |



| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 | 1 |
|---------------------------|-----------|-------------|----------|
| VALUATION SUMMARY | | | |
| VALUATION BY | | | STANDARD |
| Tax Group: 1 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 114,742 |
| TOTAL MARKET OB/XF VALUE | | | 1,055 |
| TOTAL LAND VALUE - MARKET | | | 10,575 |
| TOTAL MARKET VALUE | | | 126,372 |
| SOH/AGL Deduction | | | 0 |
| ASSESSED VALUE | | | 126,372 |
| TOTAL EXEMPTION VALUE | | | 0 |
| BASE TAXABLE VALUE | | | 126,372 |
| TOTAL JUST VALUE | | | 126,372 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 123,728 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------------|-----|------------|
| 000047797 | Electrical Servic | 0 | 07/31/2023 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1519/2385 | 7/24/2024 | WD | U | I | 11 | 100 |
| GRANTOR: COCHRANE SHAWNE | | | | | | |
| GRANTEE: 401 SW WALL LLC | | | | | | |
| 1386/1126 | 6/11/2019 | QC | U | I | 11 | 0 |
| GRANTOR: SHAWNE BOYLE HUNT AKA | | | | | | |
| GRANTEE: SHAWNE COCHRANE & J | | | | | | |

| 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 | 0 | 0 | 3 | 100 | 375 | |
| 2 | 0294 | SHED WOOD/ | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 0 | 0 | 3 | 100 | 400 | |
| 3 | 0296 | SHED METAL | 0 | 0 | 8 | 80.00 | UT | 3.50 | 3.50 | 100 | 1993 | 1993 | 3 | 100 | 280 | |

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

| BUILDING NOTES | | | | | | | | | | | | |
|---|--|--|--|--|--|--|--|--|--|--|--|--|
| BUILDING DIMENSIONS | | | | | | | | | | | | |
| BAS= W46 FSP= N12 W10 S12 E10\$ FEP= W10 S15 E10 N15\$ S15 FST= W10 S9 E10 N9 \$ S9 FCP= W10 S14 E20 N14 W10\$ E10UOP= S3 E15 N3 W15\$ E36 N24\$. | | | | | | | | | | | | |

| 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-2 | 0.00 | 0.00 | 14,100.00 | SF | | 1.00 | 1.00 | 0.75 | 1.00 | 0.75 | 10,575 | | | | | | | | |