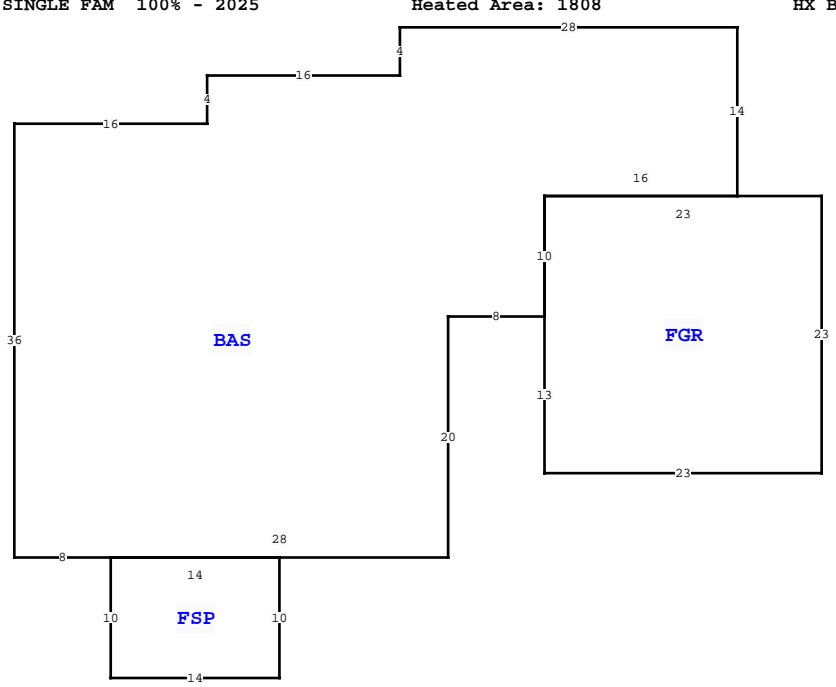


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	80
Interior Floo	06	VINYL ASB	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
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	06
NEIGHBORHOOD/LOC	32317.140	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,808	100	
FGR	529	55	
FSP	140	40	
TOTALS	2,477		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND	
1	SINGLE FAM	100%	- 2025										
Heated Area: 1808 HX Base Yr 2025													



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	1
VALUATION SUMMARY					
VALUATION BY	STANDARD				
Tax Group: 1	Tax Dist:				
BUILDING MARKET VALUE	122,421				
TOTAL MARKET OB/XF VALUE	2,068				
TOTAL LAND VALUE - MARKET	31,450				
TOTAL MARKET VALUE	155,939				
SOH/AGL Deduction	0				
ASSESSED VALUE	155,939				
TOTAL EXEMPTION VALUE	HX HB 51,411				
BASE TAXABLE VALUE	104,528				
TOTAL JUST VALUE	155,939				
NCON VALUE	0				
INCOME VALUE					
PREVIOUS YEAR MKT VALUE	155,939				
LAND:1:1: 40,090 SF					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / V / I	RSN CD	SALE PRICE
1521/47	8/08/2024	WD Q	Q I	05	200,000
GRANTOR: WALKER ALETHIA R					
GRANTEE: SOUZA GORDON					
BUILDING NOTES					
BUILDING DIMENSIONS					
BAS= W28 S4 W16 S4 W16 S36 E8 FSP= S10 E14 N10 W14\$ E28 N20E8 FGR= S13 E23 N23 W23 S10\$ N10 E16 N14 \$.					

EXTRA FEATURES														TOTAL OB/XF		2,068	
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	100	0	0	1.00	UT	0.00	100	0	0	3	100	700		
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	0	0	3	100	300		
3	0258	PATIO	0	100	0	0	1.00	UT	0.00	100	0	0	3	100	500		
4	0083	DOCK-LAKE	0	100	4	20	80.00	UT	11.50	100	2003	2003	3	40	368		
5	0120	CLFENCE	4	0	100	0	1.00	UT	0.00	100	2003	2003	3	100	200		

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	100		RSF-2	0.00	0.00	2.00	LT		1.00	1.00	0.85	18,500.00	15,725.00	31,450								