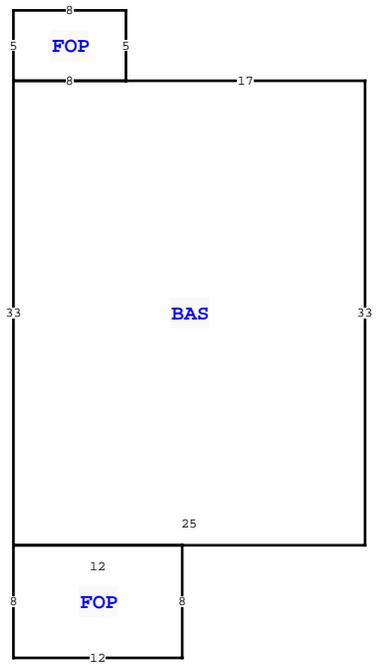


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1	100
Frame	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	825	100	
FOP	40	30	
FOP	96	30	
TOTALS	961		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2008		119.43	103,426	1950	1960	0	0	35.00
Heated Area: 825						HX Base Yr 2008					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE		67,227	
TOTAL MARKET OB/XF VALUE		2,230	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		87,957	
SOH/AGL Deduction		35,480	
ASSESSED VALUE		52,477	
TOTAL EXEMPTION VALUE	HX HB	27,477	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		87,957	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		86,775	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1117/2703	4/27/2007	WD Q	Q	I		78,000
GRANTOR: JAMES W RIGSBY & MICH						
GRANTEE: ROBERT W CROSBY & R						
1083/0687	5/09/2006	WD Q	Q	I		62,500
GRANTOR: DIXIE LEE PHILLIPS						
GRANTEE: JAMES W RIGSBY & MI						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	0
2	0296	SHED METAL	0	100	10	20	200.00	UT	12.00	50	1993
3	0252	LEAN-TO W/	0	100	12	20	240.00	UT	2.00	100	1993
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	100	2012

TOTAL OB/XF												2,230			
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE							04/21/2023	MLU		

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W17 FOP= N5 W8 S5 E8\$ W8 S33 FOP= S8 E12 N8 W12\$ E25 N33\$.											

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	80.00	125.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							