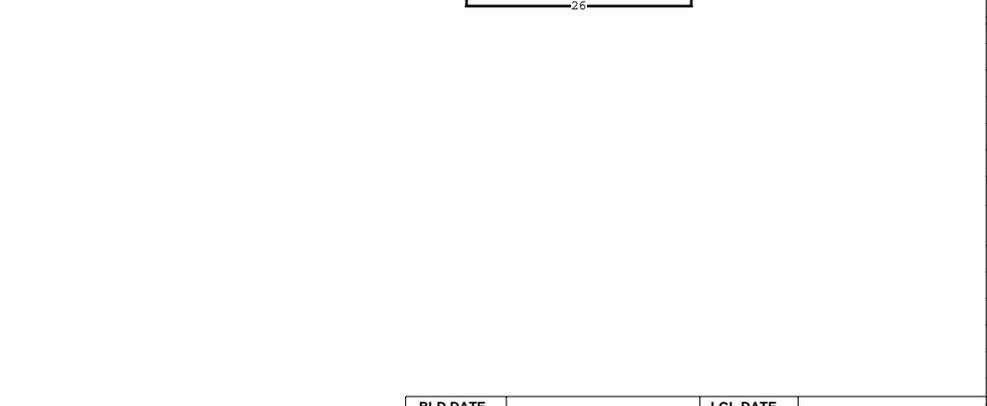


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	06 VINYL ASB 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2.5 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual Units	05 CONV 100 0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	2,932	115.4250	129.28	379,049	1966	1980		0	0	35.00	65.00		



Quality	05 05				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 03				
NEIGHBORHOOD/LOC	1316.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,396	100		2,396	201,341
FGR	624	55		343	28,823
FOP	130	30		39	3,277
FSP	120	40		48	4,033
FST	192	55		106	8,908
TOTALS	3,462			2,932	246,382

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			246,382
TOTAL MARKET OB/XF VALUE			23,086
TOTAL LAND VALUE - MARKET			110,110
TOTAL MARKET VALUE			379,578
SOH/AGL Deduction			0
ASSESSED VALUE			379,578
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			379,578
TOTAL JUST VALUE			379,578
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			363,848

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044104	Roof Replacement	17,800	04/05/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1462/2034	3/11/2022	WD	Q	I	01	425,000
GRANTOR: WALKER JOHN WILLIAM J						
GRANTEE: RAT PACK FAMILY TRU						
1441/2137	6/09/2021	QC	U	I	11	100
GRANTOR: WALKER JOHN WILLIAM J						
GRANTEE: WALKER JOHN WILLIAM						

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	0020	BARN, FR	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0258	PATIO	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	600	
4	0120	CLFENCE 4	0	0	0	400.00	UT	4.50	4.50	70	1993	1993	3	70	1,260	
5	0280	POOL R/CON	0	0	32	512.00	UT	70.00	70.00	100	1970	1970	3	40	14,336	
6	0166	CONC, PAVMT	0	0	10	385	UT	2.00	2.00	70	1993	1993	3	70	5,390	

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	7,000.00	7,000.00	7,000							
2	9900	C	AC NON-AG	0					14.73	AC		1.00	1.00	1.00	7,000.00	7,000.00	103,110							