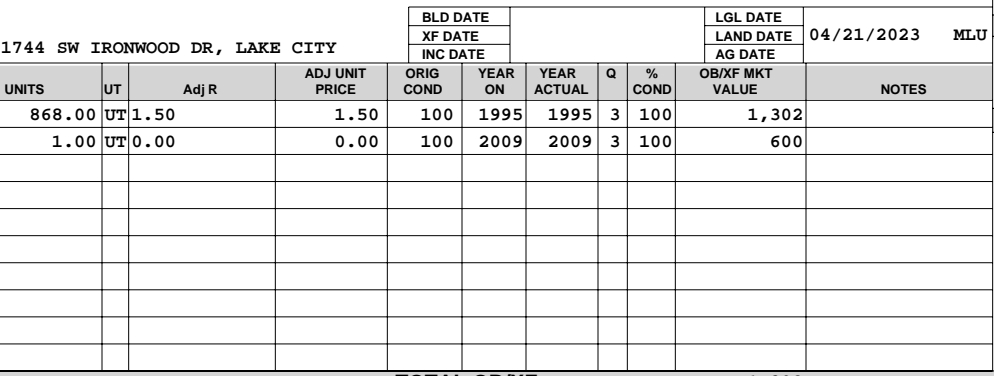




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	31	VINYL SID 10
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	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

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,624	115.8300	129.73	210,682	1995	1995	0	0	30.75	69.25	



MAP NUM		MKT AREA		06	
NEIGHBORHOOD/LOC 1416.0300 1.00/					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	264	100		264	23,717
BAS	1,310	100		1,310	117,688
FOP	78	30		23	2,066
FOP	90	30		27	2,426
TOTALS	1,742			1,624	145,897

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	868.00	UT	1.50	1.50	100	1995	1995	3	100	1,302	
2	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	600	

BLD DATE			LGL DATE		
XF DATE			LAND DATE		
INC DATE			AG DATE		
			04/21/2023 MLU		

COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE	145,897	
TOTAL MARKET OB/XF VALUE	1,902	
TOTAL LAND VALUE - MARKET	18,500	
TOTAL MARKET VALUE	166,299	
SOH/AGL Deduction	0	
ASSESSED VALUE	166,299	
TOTAL EXEMPTION VALUE	0	
BASE TAXABLE VALUE	166,299	
TOTAL JUST VALUE	166,299	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	168,448	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
457	SFR	242	06/12/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1561/504	2/18/2026	WD	U	I	11	100
GRANTOR: KENDRICK LARRY D						
GRANTEE: BONNIE OAKS, LLC						
0920/1742	2/16/2001	WD	Q	I	01	72,000
GRANTOR: SECRETARY OF VETERANS						
GRANTEE: LARRY & PEGGY KENDR						

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W13 FOP= W13 S6 E13 N6S6 W13 N3 U4 L4 W6 L4 D4 W9												
BAS= W12 S22 E12 N22 S S22 E9 S6 E13 FOP= S3 E14 N3 W1 N4 W12												
S4 W1S E1 N4 E12 S4 E14 N31S.												

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	1124.00	119.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500								