

BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	17	MSNRY STUC	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	14	CARPET	80		
Interior Floo	08	SHT VINYL	20		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		3	100		
Frame	03	MASONRY	100		
Stories	1.	1.	100		
Architectual	05	CONV	100		
Units		0	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	1416.0400	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,479	100		1,479	136,381
BAS	3,427	100		3,427	316,008
FOP	72	30		22	2,028
FST	45	55		25	2,305
TOTALS	5,023			4,953	456,723

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	4,953	109.3070	124.61	617,193	1999	1999	0	0	26.00	74.00

1 SINGLE FAM 0% - 0 Heated Area: 4906 HX Base Yr

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VALUATION SUMMARY			1
VALUATION BY		STANDARD	
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE		456,723	
TOTAL MARKET OB/XF VALUE		12,200	
TOTAL LAND VALUE - MARKET		62,900	
TOTAL MARKET VALUE		531,823	
SOH/AGL Deduction		0	
ASSESSED VALUE		531,823	
TOTAL EXEMPTION VALUE	10	531,823	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		531,823	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		529,860	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1821	ADDN COMM	654	07/27/2010
1376	COMMERCIAL	712	09/30/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0956/2298	6/27/2002	TR Q	Q	I	01	286,400
GRANTOR: RUINAWAY LAND TRUST D						
GRANTEE: CORNER DRUG STORE O						
0866/0585	9/21/1998	WD Q	Q	V	02	31,900
GRANTOR: RICHMOND ASSETS						
GRANTEE: DANIEL CRAPPS AS TR						

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	0	664.00	UT	1.50	1.50	100	1999	1999	3	100	996	
2	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	1999	1999	3	100	9,164	
3	0296	SHED METAL	0	0	6	8	48.00	UT	5.00	5.00	100	1999	1999	3	100	240	
4	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,800	

BUILDING NOTES		

BUILDING DIMENSIONS		
BAS= W56 BAS= W34 S34 E17 S19 E17 N53\$ S53 FST= S9 E5 N9 W5\$ E5 S9 E35 FOP= S8 E9N8 W9\$ E16 N62\$.		

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		RMF-1	0.00	0.00	4.00	LT		1.00	1.00	0.85	18,500.00	15,725.00	62,900									