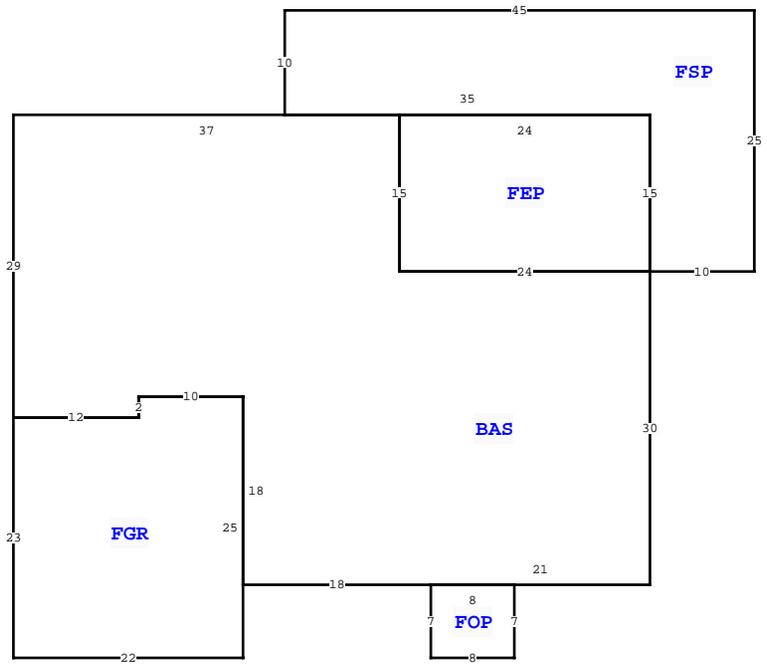


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	90
Exterior Wall	32	HARDIE BRD	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	15	HARDTILE	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectural	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	1416.0500	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,013	100	
FEP	360	80	
FGR	526	55	
FOP	56	30	
FSP	600	40	
TOTALS	3,555		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,847	118.6560	135.27	385,114	2005	2005	0	0	20.00	80.00
1 SINGLE FAM 100% - 2016 Heated Area: 2013 HX Base Yr 2016											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			308,091
TOTAL MARKET OB/XF VALUE			5,716
TOTAL LAND VALUE - MARKET			70,000
TOTAL MARKET VALUE			383,807
SOH/AGL Deduction			208,067
ASSESSED VALUE			175,740
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			124,329
TOTAL JUST VALUE			383,807
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			382,170

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045664	Roof Replacement	12,500	10/11/2022
21941	SFR	681	06/07/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1286/2463	12/15/2014	WD	U	I	38	165,000
GRANTOR: TIMOTHY DUANE HOWELL						
GRANTEE: STEVEN A CARTER (SI)						
1278/2258	7/28/2014	WD	U	V	37	20,000
GRANTOR: RICHARD M & BRENDA K						
GRANTEE: STEVEN A CARTER						

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	100	0	1,008.00	UT	2.00	2.00	100	2005	2005	3	100	2,016	
2	0296	SHED METAL	0	100	15	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,800	
3	0060	CARPORT F	0	100	12	1.00	UT	0.00	0.00	100	2017	2017	3	100	700	
4	0169	FENCE/WOOD	0	100	0	1.00	UT	1,200.00	1,200.00	100	2024	2023		100	1,200	
TOTALS															5,716	

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	0140	C	SFR GOLF	100		*RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							
2	0000	C	VAC RES	100		*RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							