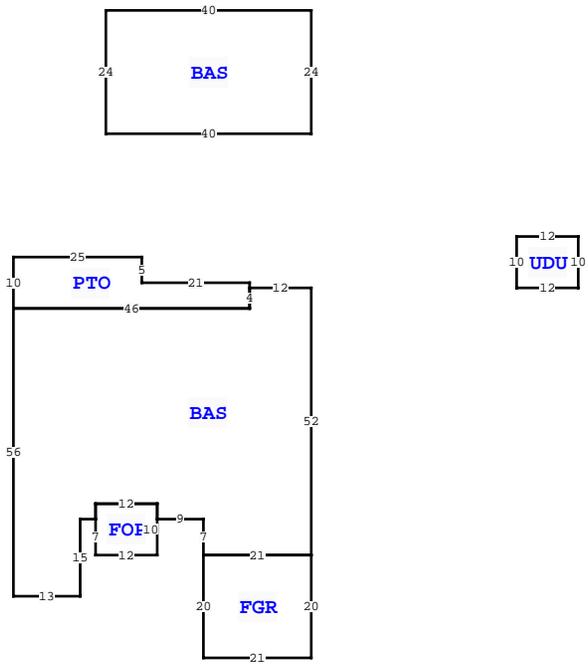


| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|---------------|------|
| ELEMENT | CD | | |
| Exterior Wall | 16 | WD FR STUC | 100 |
| Roof Structur | 03 | GABLE/HIP | 100 |
| Roof Cover | 03 | COMP SHNGL | 100 |
| Interior Wall | 04 | PLYWOOD | 100 |
| Interior Floo | 14 | CARPET | 80 |
| Interior Floo | 11 | CLAY TILE | 20 |
| Air Condition | 03 | CENTRAL | 100 |
| Heating Type | 04 | AIR DUCTED | 100 |
| Bedrooms | | 4 | 100 |
| Bathrooms | | 3 | 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 | 01 |
| NEIGHBORHOOD/LOC | 1516.0400 | 1.00/ | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 960 | 100 | |
| BAS | 2,732 | 100 | |
| FGR | 420 | 55 | |
| FOP | 120 | 30 | |
| PTO | 355 | 5 | |
| UDU | 120 | 55 | |
| TOTALS | 4,707 | | |

| 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% | - 2024 | 120.97 | 489,082 | 1993 | 1993 | 0 | 0 | 35.00 | 65.00 |
| | | | Heated Area: 3692 | | | HX Base Yr 2024 | | | | | |



| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 | 3 |
|---------------------------|--|--------------|---|
| VALUATION SUMMARY | | | |
| VALUATION BY | | STANDARD | |
| Tax Group: 3 | | Tax Dist: | |
| BUILDING MARKET VALUE | | 317,903 | |
| TOTAL MARKET OB/XF VALUE | | 11,186 | |
| TOTAL LAND VALUE - MARKET | | 32,000 | |
| TOTAL MARKET VALUE | | 361,089 | |
| SOH/AGL Deduction | | 38,248 | |
| ASSESSED VALUE | | 322,841 | |
| TOTAL EXEMPTION VALUE | | HX HB 51,411 | |
| BASE TAXABLE VALUE | | 271,430 | |
| TOTAL JUST VALUE | | 361,089 | |
| NCON VALUE | | 0 | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | 325,238 | |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------------|--------|------------|
| 000054404 | Remodel | 20,000 | 11/05/2025 |
| 000046974 | Electrical Servic | 0 | 04/14/2023 |
| 6086 | SFR | 70,000 | 06/01/1992 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1471/2049 | 7/20/2022 | QC | U | I | 11 | 100 |
| GRANTOR: MACFARLANE BRANDON NI | | | | | | |
| GRANTEE: MACFARLANE BRANDON | | | | | | |
| 1470/848 | 6/30/2022 | WD | U | I | 30 | 225,000 |
| GRANTOR: THE PRINCIPAL LLC | | | | | | |
| GRANTEE: MACFARLANE BRANDON | | | | | | |

| EXTRA FEATURES | | | | | | | | | | | |
|----------------|------------|-------------|---------|-----|----|----------|----|----------|----------------|-----------|---------|
| L N | OB/XF CODE | DESCRIPTION | BLD CAP | L | W | UNITS | UT | Adj R | ADJ UNIT PRICE | ORIG COND | YEAR ON |
| 1 | 0180 | FPLC 1STRY | 0 | 100 | 0 | 1.00 | UT | 2,000.00 | 2,000.00 | 100 | 0 |
| 2 | 0166 | CONC,PAVMT | 0 | 100 | 0 | 3,990.00 | UT | 1.40 | 1.40 | 100 | 0 |
| 3 | 0296 | SHED METAL | 0 | 100 | 20 | 400.00 | UT | 9.00 | 9.00 | 100 | 2014 |

| TOTAL OB/XF | | | | | | | | | | | |
|-------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|------|
| 11,186 | | | | | | | | | | | |
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T |
| 1 | 0100 | C | SFR | 100 | | RSF-1 | 0.00 | 0.00 | 1.00 | LT | 1.00 |

| BUILDING NOTES | | | | | | | | | | | |
|---|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[ORIG=0,0] W12 S4 W46 S56 E13 N15 E3 N3 E12 S3 E9 S7 E21 N52 \$ | | | | | | | | | | | |
| BAS=[ORIG=0,-30] N24 W40 S24 E40 \$ | | | | | | | | | | | |
| FGR=[ORIG=-21,52] S20 E21 N20 W21 \$ | | | | | | | | | | | |
| PTO=[ORIG=-12,0] N1 W21 N5 W25 S10 E46 N4 \$ | | | | | | | | | | | |
| FOP=[ORIG=-42,45] S7 E12 N10 W12 S3 \$ | | | | | | | | | | | |
| UDU=[ORIG=40,0] E12 N10 W12 S10 \$ | | | | | | | | | | | |
| PTR=[ORIG=0,0] N30 S30 \$ | | | | | | | | | | | |
| PTR=[ORIG=0,0] E40 W40 \$ | | | | | | | | | | | |

| BUILDING DIMENSIONS | | | | | | | | | | | |
|---|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[ORIG=0,0] W12 S4 W46 S56 E13 N15 E3 N3 E12 S3 E9 S7 E21 N52 \$ | | | | | | | | | | | |
| BAS=[ORIG=0,-30] N24 W40 S24 E40 \$ | | | | | | | | | | | |
| FGR=[ORIG=-21,52] S20 E21 N20 W21 \$ | | | | | | | | | | | |
| PTO=[ORIG=-12,0] N1 W21 N5 W25 S10 E46 N4 \$ | | | | | | | | | | | |
| FOP=[ORIG=-42,45] S7 E12 N10 W12 S3 \$ | | | | | | | | | | | |
| UDU=[ORIG=40,0] E12 N10 W12 S10 \$ | | | | | | | | | | | |
| PTR=[ORIG=0,0] N30 S30 \$ | | | | | | | | | | | |
| PTR=[ORIG=0,0] E40 W40 \$ | | | | | | | | | | | |

| LAND DESCRIPTION | | | | | | | | | | | |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|------|
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T |
| 1 | 0100 | C | SFR | 100 | | RSF-1 | 0.00 | 0.00 | 1.00 | LT | 1.00 |