



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION				TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																		<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 0 <b>TOTAL LAND VALUE - MARKET</b> 1,600,000 <b>TOTAL MARKET VALUE</b> 154,069 SOH/AGL Deduction 0 <b>ASSESSED VALUE</b> 154,069 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 154,069 <b>TOTAL JUST VALUE</b> 1,600,000 NCON VALUE 0 <b>INCOME VALUE</b> PREVIOUS YEAR MKT VALUE 1,600,000									
DOR CODE 5600						TIMBERLAND 70-79																					
MAP NUM						MKT AREA				04																	
NEIGHBORHOOD/LOC						1418.00				1.00/																	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																						
TOTALS														BLD DATE				LGL DATE									
EXTRA FEATURES						XF DATE				INC DATE				04/14/2025				MLU									
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											

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1524/2083	9/17/2024	WD	U	V	30	0			
GRANTOR: WEYERHAEUSER COMPANY									
GRANTEE: WEYERHAEUSER FOREST									
1328/2440	12/20/2016	N/A	U	V	11	0			
GRANTOR: PLUM CREEK TIMBERLAND									
GRANTEE: WEYERHAEUSER COMPAN									
BUILDING NOTES									
BUILDING DIMENSIONS									

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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	5600	A	TIMBER 3	0		A-1	0.00	0.00	534.00	AC		1.00	1.00	1.00	281.00	281.00	150,054							
2	5910	A	SWAMP/CYPRES	0		A-1	0.00	0.00	91.00	AC		1.00	1.00	1.00	40.00	40.00	3,640							
3	5997	A	RIVERS/BAYS/	0		A-1	0.00	0.00	15.00	AC		1.00	1.00	1.00	25.00	25.00	375							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	640.00	AC		1.00	1.00	1.00	2,500.00	2,500.00	1,600,000							