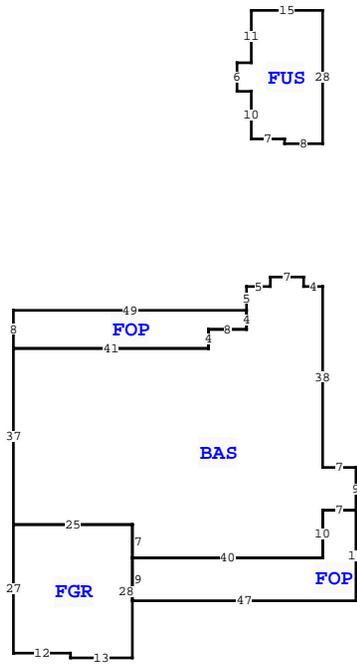


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	60
Exterior Wall	16	WD FR STUC	40
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	15	HARDTILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3.5	100
Frame	02	WOOD FRAME	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	3416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	3,002	100	
FGR	688	55	
FOP	360	30	
FOP	493	30	
FUS	431	100	
TOTALS	4,974		

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%	- 2019		Heated Area: 3433					HX Base Yr 2019	



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			426,367
TOTAL MARKET OB/XF VALUE			14,344
TOTAL LAND VALUE - MARKET			30,000
TOTAL MARKET VALUE			470,711
SOH/AGL Deduction			129,939
ASSESSED VALUE			340,772
TOTAL EXEMPTION VALUE	HX HB DX		56,411
BASE TAXABLE VALUE			284,361
TOTAL JUST VALUE			470,711
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			470,058

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048545	Roof Replacement	42,000	10/31/2023
20799	SFR	513	06/13/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1369/1747	9/26/2018	WD	Q	I	01	350,000

GRANTOR: LINDA G MUSGROVE FKA  
 GRANTEE: RUDOLPH JAMES JR &  
 1008/2305 | 1/01/2004 | QC Q V 06 | 100  
 GRANTOR: CLYDE B MUSGROVE  
 GRANTEE: LINDA MUSGROVE CLAR

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/09/2025	MLU

BUILDING NOTES	
<b>BUILDING DIMENSIONS</b> BAS= W4 N2 W7 S2 W5 S5 FOP= W49 S8 E41 N4 E8 N4\$ S4 W8 S4 W41 S37 FGR= S27 E12 S1 E13 N28 W25\$ E25 S7 FOP= S9 E47 N19 W7 S10 W40\$ E40 N10 E 7 N9 W7 N38\$ PTR= N30 FUS= N28 W15 S11 W3 S6 E3 S10 E7 S1 E8\$ S30\$.	

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	0	0	2,044.00	UT 2.00	100	2003	2003	3	100	4,088	
2	0169	FENCE/WOOD	0	100	0	0	0	56.00	UT 15.00	100	2007	2007	3	100	840	
3	0294	SHED WOOD/	0	100	24	24	0	576.00	UT 16.00	100	2007	2007	3	100	9,216	
4	0261	PRCH, UOP	0	100	0	0	0	1.00	UT 0.00	100	2014	2014	3	100	200	

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	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	0.50	30,000.00	15,000.00	15,000							
2	0000	C	VAC RES	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	0.50	30,000.00	15,000.00	15,000							