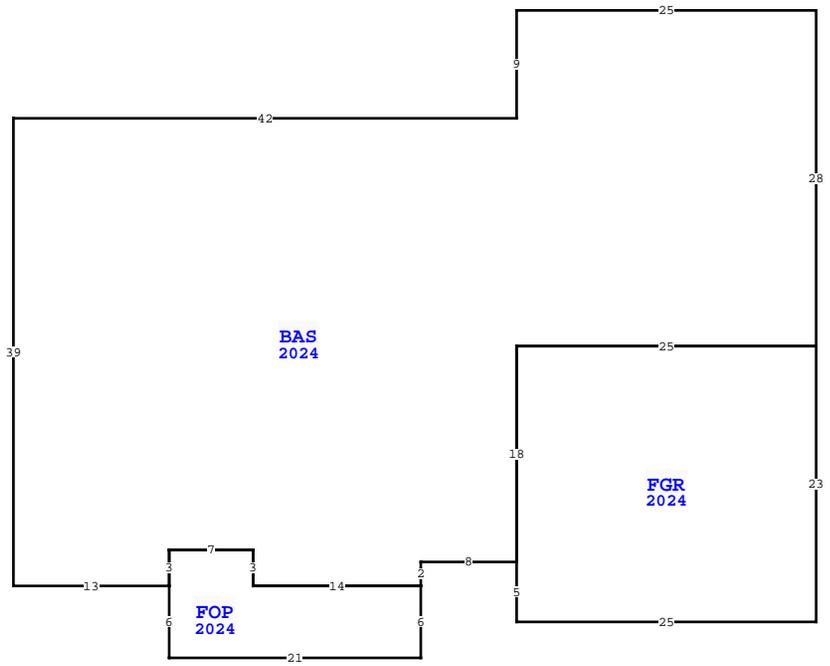


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
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	2,301	100	2024
FGR	575	55	2024
FOP	147	30	2024
TOTALS	3,023		

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		Heated Area: 2301					HX Base Yr	2024		



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1
VALUATION SUMMARY			2
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			342,610
TOTAL MARKET OB/XF VALUE			6,960
TOTAL LAND VALUE - MARKET			57,000
TOTAL MARKET VALUE			406,570
SOH/AGL Deduction			145,085
ASSESSED VALUE			261,485
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			210,074
TOTAL JUST VALUE			406,570
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			404,007

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049274	Storage Building	6,368	02/22/2024
000043100	New Residential C	220,000	11/04/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1431/400	2/19/2021	WD	Q	V	05	57,000

GRANTOR: TALMADGE JAMES THOMAS
 GRANTEE: ANDERSON WILMA J
 1404/1858 1/13/2020 QC U V 11 100
 GRANTOR: VICORIA ANN TALMADGE
 GRANTEE: JAMES THOMAS TALMAD

BUILDING NOTES	
BAS=[YR=2024;ORIG=60,10] S39 E13 N3 E7 S3 E14 N2 E8 N18 E25 N28 W25 S9 W42 \$ FOP=[YR=2024;ORIG=73,46] S3 S6 E21 N6 W14 N3 W7 \$ FGR=[YR=2024;ORIG=102,29] S18 S5 E25 N23 W25 \$	

EXTRA FEATURES																
L	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	820.00	UT	3.00	3.00	100	2024	2023		100	2,460	
2	0294	SHED WOOD/	0	100	0	1.00	UT	4,500.00	4,500.00	100	2025	2024		100	4,500	

LAND DESCRIPTION														TOTAL OB/XF											
L	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	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	1.40	30,000.00	42,000.00	42,000							
2	0000	C	VAC RES	100			RSF-2	0.00	0.00	0.50	LT		1.00	1.00	1.00	30,000.00	30,000.00	15,000							