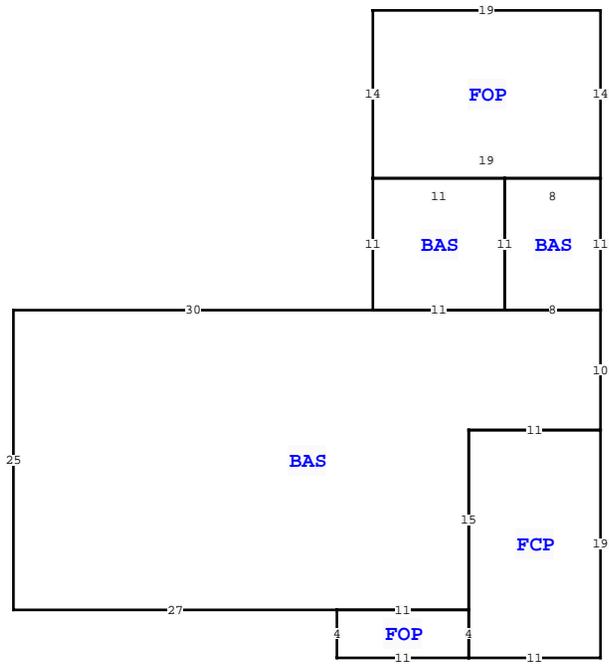




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	18	CEMENT BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural	05	CONV	100
Units		0	100
Condition Adj	04	04	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	3417.0100	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	88	100	
BAS	121	100	
BAS	1,060	100	
FCP	209	25	
FOP	44	30	
FOP	266	30	
TOTALS	1,788		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,414	136.8224	155.98	220,556	1964	1985	0	0	35.00	65.00
1 SINGLE FAM			100% - 2022	Heated Area: 1269		HX Base Yr 2022					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			143,361
TOTAL MARKET OB/XF VALUE			850
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			162,711
SOH/AGL Deduction			27,923
ASSESSED VALUE			134,788
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			83,377
TOTAL JUST VALUE			162,711
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			160,193

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041939	Roof Replacement	6,000	05/18/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1433/870	3/24/2021	WD Q	Q	I	01	144,000
GRANTOR: LARSON DARYL D & ALLI						
GRANTEE: BIARRIETA JESUS MIG						
1360/1203	5/18/2018	WD Q	Q	I	01	125,000
GRANTOR: RODNEY A BOSE						
GRANTEE: DARYL D & ALLISON M						

EXTRA FEATURES		TOTAL OB/XF	
L N	OB/XF CODE	DESCRIPTION	OB/XF VALUE
1	0166	CONC, PAVMT	250
2	0120	CLFENCE 4	200
3	0070	CARPORT UF	400

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC, PAVMT	0	100	0	1.00	UT	0.00	0.00	100	0
2	0120	CLFENCE 4	0	100	0	1.00	UT	0.00	0.00	100	1993
3	0070	CARPORT UF	0	100	0	1.00	UT	400.00	400.00	100	2021
TOTALS											

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/21/2023	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W30 S25 E27 FOP= S4 E11N4 W11\$ E11 FCP= S4 E11 N19 W11S15\$N15 E11 N10 BAS= N11 FOP= N14 W19 S14 E19\$ W8 S11 E8\$ W8 BAS= N11 W11 S11 E11\$ W11\$.	

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	80.00	120.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							