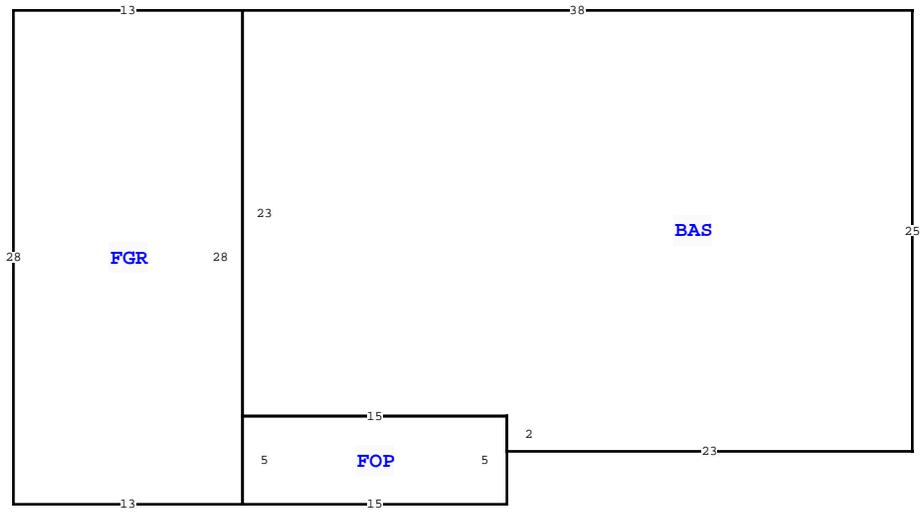


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectural	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 06
NEIGHBORHOOD/LOC	3417.0100	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	920	100
FGR	364	55
FOP	75	30
TOTALS	1,359	

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%	- 2021		175,263	1992	2005	0	0	20.00	80.00	Heated Area: 920 HX Base Yr 2021	



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			140,210
TOTAL MARKET OB/XF VALUE			905
TOTAL LAND VALUE - MARKET			20,905
TOTAL MARKET VALUE			162,020
SOH/AGL Deduction			42,085
ASSESSED VALUE			119,935
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			68,524
TOTAL JUST VALUE			162,020
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			161,275
SALE:1:1: LOT 3, BLK 9, OAK HILL ESTATES REPLAT			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1420/0321	9/22/2020	WD Q	Q	I	01	120,000
GRANTOR: JAMES A & JANINE M FL						
GRANTEE: TAMBER LANE CREWS						
1023/2433	8/13/2004	WD Q	Q	I		73,000
GRANTOR: KISIAH						
GRANTEE: FLEGERT						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0	100	9	52	468.00	UT	1.40	1.40
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00

TOTAL OB/XF																								
905																								
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	85.00	121.00	1.00	LT		1.00	1.00	1.13	18,500.00	20,905.00	20,905							

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

BUILDING DIMENSIONS			
BAS= W38 FGR= W13 S28 E13 N28\$ S23 FOP= S5 E15 N5 W15\$E15 S2 E23 N25\$.			

LAND DESCRIPTION																								
1	0100	C	SFR	100		RSF-2	85.00	121.00	1.00	LT		1.00	1.00	1.13	18,500.00	20,905.00	20,905							