

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	3417.0200	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,400	100	
FGR	440	55	
FOP	80	30	
TOTALS	1,920		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	0%	- 2025									Heated Area: 1400 HX Base Yr	

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY		
VALUATION BY	Tax Group: 2	STANDARD
BUILDING MARKET VALUE	217,865	
TOTAL MARKET OB/XF VALUE	1,740	
TOTAL LAND VALUE - MARKET	22,500	
TOTAL MARKET VALUE	242,105	
SOH/AGL Deduction	0	
ASSESSED VALUE	242,105	
TOTAL EXEMPTION VALUE	0	
BASE TAXABLE VALUE	242,105	
TOTAL JUST VALUE	242,105	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	240,375	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40078	SFR	0	07/01/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1450/2028	10/21/2021	WD	Q	I	01	275,000
GRANTOR: PFS SOLUTIONS INC						
GRANTEE: FLORES GERARDO						
1407/1004	3/06/2020	WD	U	V	37	8,000
GRANTOR: JOSEPH E & CHARLOTTE						
GRANTEE: PFS SOLUTIONS INC						

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	0	0	0		3.00	100	2022	2021		100	1,740	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/14/2026	MLU

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[ORIG=25,13] E56 S25 W56 N25 \$													
FGR=[ORIG=61,38] E20 S22 W20 N22 \$													
FOP=[ORIG=45,38] E16 S5 W16 N5 \$													

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	DPHT 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	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							