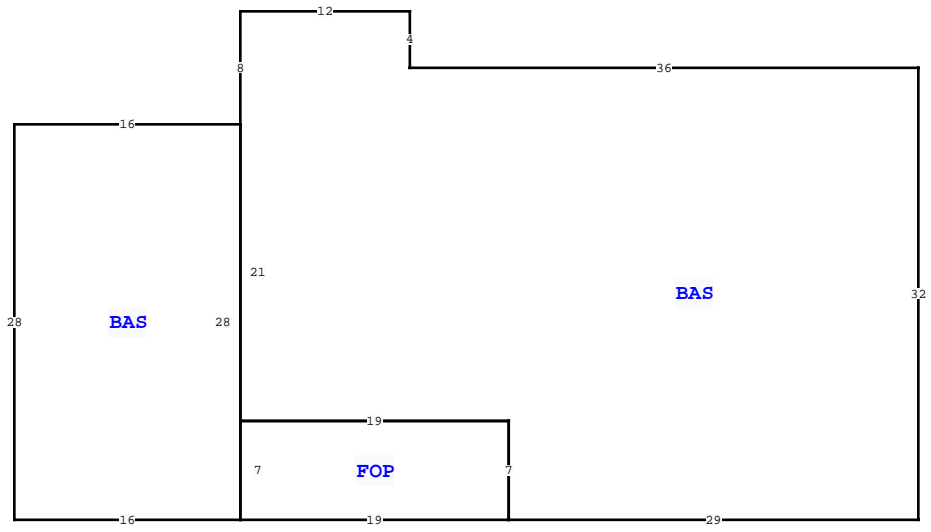


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	15	HARDTILE	80
Interior Floor	14	CARPET	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	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	3417.0200	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	448	100	
BAS	1,451	100	
FOP	133	30	
TOTALS	2,032		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,939	113.6840	127.33	246,893	1983	2000		0	25.00	75.00
1 SINGLE FAM 100% - 2025 Heated Area: 1899 HX Base Yr 2025											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			185,170
TOTAL MARKET OB/XF VALUE			39,817
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			243,487
SOH/AGL Deduction			0
ASSESSED VALUE			243,487
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			192,076
TOTAL JUST VALUE			243,487
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			247,111

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053053	Electrical Servic		05/07/2025
000049145	Roof Replacement	15,555	02/02/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1517/90	6/14/2024	WD	Q	I	01	315,000
GRANTOR: ARIEL TIFFANY						
GRANTEE: AMWAKE JAMES V						
1481/932	12/14/2022	WD	Q	I	01	265,000
GRANTOR: GROVES JANET L						
GRANTEE: ARIEL TIFFANY						

EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS
1	0280	POOL R/CON	0 100	32 16	512.00
2	0190	FPLC PF	0 100	0 0	1.00
3	0166	CONC, PAVMT	0 100	10 52	1.00
4	0169	FENCE/WOOD	0 100	24 44	1.00
5	0294	SHED WOOD/	0 100	13 17	221.00
6	0166	CONC, PAVMT	0 100	3 34	102.00
7	0060	CARPORT F	0 100	0 0	1.00
8	0166	CONC, PAVMT	0 100	0 0	1.00
9	0252	LEAN-TO W/	0 100	0 0	1.00
10	0282	POOL ENCL	0 100	44 35	1,540.00

TOTAL OB/XF																							
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	0280	POOL R/CON	0 100	32 16	512.00	UT	70.00	70.00	100	1987	1987	3	40	14,336									
2	0190	FPLC PF	0 100	0 0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200									
3	0166	CONC, PAVMT	0 100	10 52	1.00	UT	0.00	0.00	100	0	0	3	100	200									
4	0169	FENCE/WOOD	0 100	24 44	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,500									
5	0294	SHED WOOD/	0 100	13 17	221.00	UT	7.00	7.00	100	2004	2004	3	100	1,547									
6	0166	CONC, PAVMT	0 100	3 34	102.00	UT	2.00	2.00	100	2004	2004	3	100	204									
7	0060	CARPORT F	0 100	0 0	1.00	UT	0.00	0.00	100	2012	2012	3	100	1,500									
8	0166	CONC, PAVMT	0 100	0 0	1.00	UT	0.00	0.00	100	2012	2012	3	100	800									
9	0252	LEAN-TO W/	0 100	0 0	1.00	UT	0.00	0.00	100	2012	2012	3	100	50									
10	0282	POOL ENCL	0 100	44 35	1,540.00	UT	15.00	15.00	100	2023	1987		80	18,480									
TOTALS												2,032										1,939	185,170

LAND DESCRIPTION																								
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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS= W36 N4 W12 S8 BAS= W16 S28 E16 N28\$ S21 FOP= S7 E19N7 W19\$ E19 S7 E29 N32\$.											