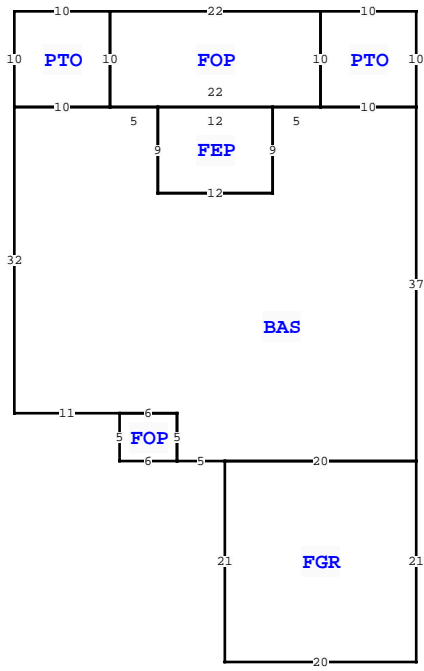


ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 90
Exterior Wall	19	COMMON BRK 10
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	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	3417.1100	1.10/

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%	- 2025		Heated Area: 1361					HX Base Yr 2025			



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,361	100		1,361	145,185
FEP	108	80		86	9,174
FGR	420	55		231	24,642
FOP	30	30		9	960
FOP	220	30		66	7,041
PTO	100	5		5	534
PTO	100	5		5	534
TOTALS	2,339			1,763	188,068

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	100	0	591.00	UT	1.50	1.50	100	1999	1999	3	100	887	
2	0120	CLFENCE	4	0	100	1.00	UT	0.00	0.00	100	2024	2023		100	800	

TOTAL OB/XF													
1,687													

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	1.10	22,500.00	24,750.00	24,750							

TOTAL OB/XF													
1,687													

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			188,068
TOTAL MARKET OB/XF VALUE			1,687
TOTAL LAND VALUE - MARKET			24,750
TOTAL MARKET VALUE			214,505
SOH/AGL Deduction			23,710
ASSESSED VALUE			190,795
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			139,384
TOTAL JUST VALUE			214,505
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			217,872

PERMIT NUM	DESCRIPTION	AMT	ISSUED
15973	SFR	230	08/31/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1510/1707	3/15/2024	WD	Q	I	01	230,000
GRANTOR: BENSON IRIS G						
GRANTEE: NASH JON T						
1482/1728	1/10/2023	WD	Q	I	01	205,000
GRANTOR: WOODS REBA KALEEN						
GRANTEE: BENSON IRIS G						

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

BUILDING NOTES													
BUILDING DIMENSIONS													
BAS=[ORIG=0,0] W10 W5 S9 W12 N9 W5 W10 S32 E11 E6 S5 E5 E20 N37 \$													
FGR=[ORIG=-20,37] S21 E20 N21 W20 \$													
FOP=[ORIG=-10,0] N10 W22 S10 E22 \$													
FEP=[ORIG=-15,0] W12 S9 E12 N9 \$													
PTO=[ORIG=-32,0] N10 W10 S10 E10 \$													
PTO=[ORIG=0,0] N10 W10 S10 E10 \$													
FOP=[ORIG=-31,32] S5 E6 N5 W6 \$													