

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	02	WALL BD/WD	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
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
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	5000	IMPROVED	AG
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	3716.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,248	100	
TOTALS	1,248		1,248 27,206

MARKET ADJUSTMENTS																																			
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																								
1	MOBILE HME	0%	- 2022																																
			Heated Area: 1248			HX Base Yr																													
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> <th>MLU</th> <th>SPF</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>05/07/2026</td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td></td> <td></td> <td></td> <td>05/15/2022</td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>												BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	MLU	SPF				05/07/2026								05/15/2022				
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COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			27,206
TOTAL MARKET OB/XF VALUE			11,700
TOTAL LAND VALUE - MARKET			291,500
TOTAL MARKET VALUE			58,966
SOH/AGL Deduction			6,210
ASSESSED VALUE			52,756
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			52,756
TOTAL JUST VALUE			330,406
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			276,108

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043063	Solar Power Syste	54,000	10/28/2021
000041961	Mobile Home		05/19/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1432/2565	3/19/2021	WD	Q	V	05	397,500
GRANTOR: LAND RAYMON J						
GRANTEE: PRIETO JORGE M						
0812/0295	10/05/1995	WD	U	V	35	125,000
GRANTOR: ETTIE JOINER ET AL						
GRANTEE: RAYMON J & ANNETTE						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0081	DECKING WI	0	0	0	1.00	UT	1,500.00	1,500.00	100	2022
2	0081	DECKING WI	0	0	0	1.00	UT	3,200.00	3,200.00	100	2022
3	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100	

TOTAL OB/XF												11,700												
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	0200	C	MBL HM	0					1.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	5,500							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	52.00	AC		1.00	1.00	1.00	280.00	280.00	14,560							
3	9910	M	MKT.VAL.AG	0					52.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	286,000							

BUILDING NOTES											
<p>BAS=[ORIG=21,17] E52 S24 W52 N24 \$</p>											

BUILDING DIMENSIONS											
<p>BAS=[ORIG=21,17] E52 S24 W52 N24 \$</p>											

REVIEW DATE 06/16/2021 BY JB																								
Total Acres: 53.00					Total Land Value: 20,060					Market: 286,000					Agricultural: 14,560					Common: 5,500				