

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.5	1.5	100
Architectural Units	05	CONV	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	4416.0100	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,068	100	
FOP	20	30	
FUS	627	100	
UOP	720	20	
TOTALS	3,435		

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%	- 2008	132.15	375,967	1966	1966		0	0	35.00
Heated Area: 2695 HX Base Yr 2008											

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE	244,379		
TOTAL MARKET OB/XF VALUE	6,872		
TOTAL LAND VALUE - MARKET	12,940		
TOTAL MARKET VALUE	264,191		
SOH/AGL Deduction	107,260		
ASSESSED VALUE	156,931		
TOTAL EXEMPTION VALUE	51,411		
BASE TAXABLE VALUE	105,520		
TOTAL JUST VALUE	264,191		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	259,900		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048178	Roof Replacement	25,000	09/18/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1356/0109	3/16/2018	QC	U	I	11	100
GRANTOR: LISA J AMPARO						
GRANTEE: EUVARGAIN AMPARO JR						
1308/2544	1/06/2016	QC	U	I	11	100
GRANTOR: CHARLOTTE AMPARO						
GRANTEE: LISA J & EUVARGAIN						

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	0060	CARPORT F	0	100	18	20	360.00	UT	5.00	100	2007	2007	3	100	1,800	
2	0166	CONC, PAVMT	0	100	0	0	1,224.00	UT	3.00	100	2007	2007	3	100	3,672	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	2014	2014	3	100	1,400	
TOTALS															6,872	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		06/23/2021	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
UOP= N16 W45 S16 E45\$ BAS= W72 S29 E28 FOP= E5 N4 W5 S4\$N4 E5 S4 E39 N29\$ PTR=N30 FUS= N19 W33 S19 E33\$ S30\$.	

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	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		A-1	0.00	0.00	1.11	AC		1.00	1.00	1.00	11,500.00	11,500.00	12,765							
2	9600	C	WASTELAND	100		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	175.00	175.00	175							