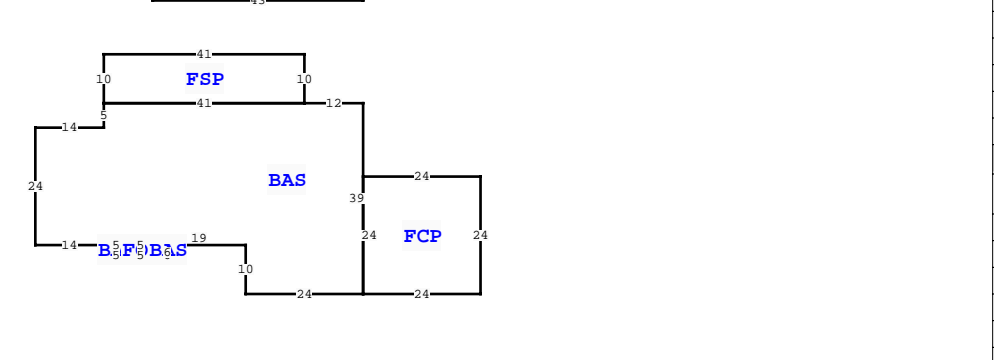


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 80
Roof Cover	14	PREFIN MT 20
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	06	VINYL ASB 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	01	NONE 100
Stories	2.	2. 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

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	4,372	114.5130	128.25	560,709	1975	2000	0	0	25.00	75.00		
1 SINGLE FAM 0% - 2026 Heated Area: 3312 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		420,532	
TOTAL MARKET OB/XF VALUE		27,348	
TOTAL LAND VALUE - MARKET		16,240	
TOTAL MARKET VALUE		464,120	
SOH/AGL Deduction		0	
ASSESSED VALUE		464,120	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		464,120	
TOTAL JUST VALUE		464,120	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		471,071	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043027	Remodel	60,000	10/25/2021
37348	REMODEL	331	10/23/2018
28937	GARAGE	25	10/13/2010
25821	POOL	95	05/18/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1563/2650	3/16/2026	WD	Q	I	01	599,000

GRANTOR: MAY MARIE E LIVING TR  
GRANTEE: YARGHN VERONICA SUE  
1493/51 6/13/2023 WD U I 11 100  
GRANTOR: MAY MARIE E  
GRANTEE: MAY MARIE E LIVING

BUILDING NOTES													
BUILDING DIMENSIONS													
BAS= W12 FSP= N10 W41 S10 E41\$ W41 S5 W14 S24 E14 BAS= S2 E5 N2 W5\$ E5 FOP= S2 E5 N2W5\$ E5 BAS= S2 E6 N2 W6\$ E19 S10 E24 FCP= E24 N24 W24 S24\$ N39\$ PTR=N50 UOP= N10 W29 S10 E29\$ FUS= W29 S5 W14 S24E43 N29\$ S50\$ PTR= N70 FDG= N24 W48 S24 E48\$ S70\$.													

MAP NUM	MKT AREA	06			
NEIGHBORHOOD/LOC 4416.0100 1.00/					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	10	100		10	962
BAS	12	100		12	1,154
BAS	2,113	100		2,113	203,244
FCP	576	25		144	13,851
FDG	1,152	60		691	66,466
FOP	10	30		3	289
FSP	410	40		164	15,775
FUS	1,177	100		1,177	113,213
UOP	290	20		58	5,579
TOTALS	5,750			4,372	420,532

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	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0258	PATIO	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	160	
4	0060	CARPORT F	0	0	24	24	576.00	UT	5.00	5.00	60	1993	1993	3	60	1,728	
5	0280	POOL R/CON	0	0	16	30	480.00	UT	70.00	70.00	100	2007	2007	3	54	18,144	
6	0166	CONC, PAVMT	0	0	0	0	1,296.00	UT	2.25	2.25	100	2010	2010	3	100	2,916	
7	0040	BARN, POLE	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	
8	0081	DECKING WI	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	
9	0130	CLFENCE 5	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,000	
10	0119	MASONRY WA	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	900	

LAND DESCRIPTION														TOTAL OB/XF 26,948										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH 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		A-1	0.00	0.00	2.03	AC		1.00	1.00	1.00	8,000.00	8,000.00	16,240							

