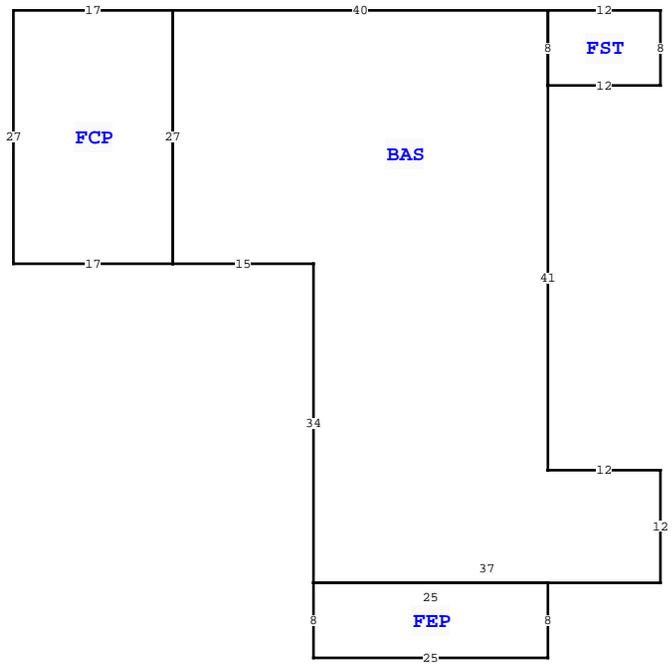




ELEMENT		CD		CONSTRUCTION	
Exterior Wall	05	AVERAGE	70		
Exterior Wall	08	WD OR PLY	30		
Roof Structure	03	GABLE/HIP	100		
Roof Cover	01	MINIMUM	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	90		
Interior Floor	06	VINYL ASB	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	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	5000 IMPROVED AG				
MAP NUM		MKT AREA			02
NEIGHBORHOOD/LOC	4617.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,074	100		2,074	152,605
FCP	459	25		115	8,462
FEP	200	80		160	11,773
FST	96	55		53	3,900
TOTALS	2,829			2,402	176,739

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	0%	- 0									
Heated Area: 2074 HX Base Yr												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		176,739	
TOTAL MARKET OB/XF VALUE		14,350	
TOTAL LAND VALUE - MARKET		654,500	
TOTAL MARKET VALUE		243,171	
SOH/AGL Deduction		0	
ASSESSED VALUE		243,171	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		243,171	
TOTAL JUST VALUE		845,589	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		777,032	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1421/0142	9/30/2020	LE	U	I	14	100
GRANTOR: DAVID M & JOYNCE A MA						
GRANTEE: DAVID MANN & JOYCE						
1227/0349	12/20/2011	WD	U	I	11	100
GRANTOR: DAVID M MANN						
GRANTEE: DAVID M MANN & JOYCE						

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	100	0	0	3	100	1,200	
2	0020	BARN,FR	0	0	16	61	1.00	UT	0.00	100	0	0	3	100	150	
3	0040	BARN,POLE	0	0	30	135	1.00	UT	0.00	100	0	0	3	100	800	
4	0020	BARN,FR	0	0	30	135	1.00	UT	0.00	100	0	0	3	100	1,000	
5	0020	BARN,FR	0	0	20	31	1.00	UT	0.00	100	0	0	3	100	500	
6	0020	BARN,FR	0	0	0	0	1.00	UT	0.00	100	1993	1993	3	100	500	
7	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	100	1993	1993	3	100	200	
8	0210	GARAGE U	0	0	0	0	1.00	UT	0.00	100	2017	2017	3	100	10,000	

TOTAL OB/XF													14,350											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	1.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	5,000							
2	5200	A	CROPLAND 2	0		A-1	0.00	0.00	119.00	AC		1.00	1.00	1.00	370.00	370.00	44,030							
3	6200	A	PASTURE 3	0		A-1	0.00	0.00	10.90	AC		1.00	1.00	1.00	280.00	280.00	3,052							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	129.90	AC		1.00	1.00	1.00	5,000.00	5,000.00	649,500							

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W40 FCP= W17 S27 E17 N27\$ S27 E15 S34 FEP= S8 E25N8 W25\$ E37 N12 W12 N41 FST= E12 N8 W12 S8\$ N8\$.	