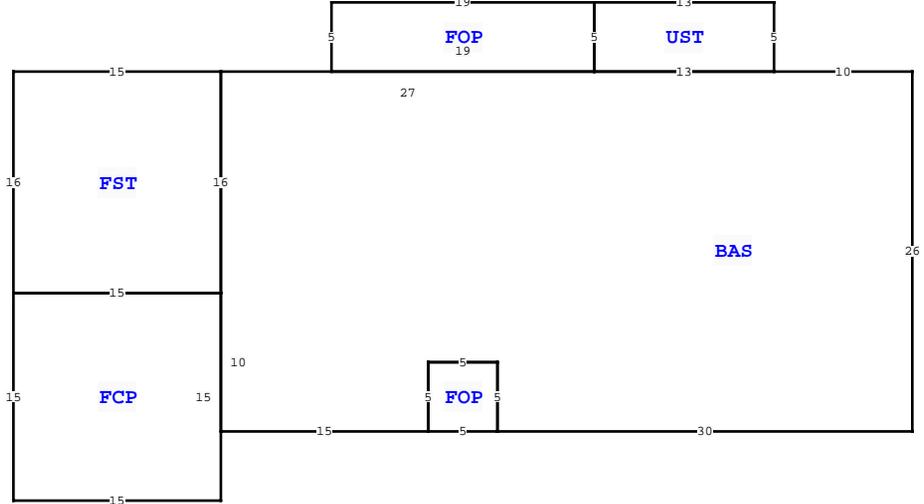


| BUILDING CHARACTERISTICS | |
|--------------------------|--------------------|
| ELEMENT | CD |
| Exterior Wall | 19 COMMON BRK 100 |
| Roof Structur | 03 GABLE/HIP 100 |
| Roof Cover | 04 BUILT-UP 100 |
| Interior Wall | 05 DRYWALL 100 |
| Interior Floo | 13 LAM/VNLPK 100 |
| Air Condition | 03 CENTRAL 100 |
| Heating Type | 04 AIR DUCTED 100 |
| Bedrooms | 3 100 |
| Bathrooms | 2 100 |
| Frame | 01 NONE 100 |
| Stories | 1. 1. 100 |
| Architctual | 05 CONV 100 |
| Units | 0 100 |
| 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 | 5417.0500 1.00/ |

| MARKET ADJUSTMENTS | | | | | | | | | | | | |
|---|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|-------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | |
| 0100 | 01 | 1,528 | 116.8200 | 130.84 | 199,924 | 1955 | 1995 | | 0 | 0 | 30.00 | 70.00 |
| 1 SINGLE FAM 0% - 2023 Heated Area: 1275 HX Base Yr | | | | | | | | | | | | |



| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---------------|------------------|-------------|------|--------------|----------------------|
| BAS | 1,275 | 100 | | 1,275 | 116,775 |
| FCP | 225 | 25 | | 56 | 5,129 |
| FOP | 25 | 30 | | 8 | 733 |
| FOP | 95 | 30 | | 28 | 2,565 |
| FST | 240 | 55 | | 132 | 12,090 |
| UST | 65 | 45 | | 29 | 2,656 |
| TOTALS | 1,925 | | | 1,528 | 139,947 |

| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 | 1 |
|---------------------------|-----------|-------------|---|
| VALUATION SUMMARY | | | |
| VALUATION BY | STANDARD | | |
| Tax Group: 1 | Tax Dist: | | |
| BUILDING MARKET VALUE | 139,947 | | |
| TOTAL MARKET OB/XF VALUE | 1,100 | | |
| TOTAL LAND VALUE - MARKET | 11,400 | | |
| TOTAL MARKET VALUE | 152,447 | | |
| SOH/AGL Deduction | 0 | | |
| ASSESSED VALUE | 152,447 | | |
| TOTAL EXEMPTION VALUE | 0 | | |
| BASE TAXABLE VALUE | 152,447 | | |
| TOTAL JUST VALUE | 152,447 | | |
| NCON VALUE | 0 | | |
| INCOME VALUE | 0 | | |
| PREVIOUS YEAR MKT VALUE | 154,446 | | |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|------------------|--------|------------|
| 000044485 | Roof Replacement | 12,700 | 05/19/2022 |

| SALES DATA | | | | | | |
|-----------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1466/2328 | 5/13/2022 | WD Q | Q | I | 01 | 159,000 |
| GRANTOR: JTW PROPERTIES LLC | | | | | | |
| GRANTEE: LENZ THOMAS ANDREW | | | | | | |
| 1401/2424 | 12/20/2019 | WD Q | Q | I | 01 | 97,000 |
| GRANTOR: LOQUAT2 LLC | | | | | | |
| GRANTEE: JTW PROPERTIES LLC | | | | | | |

| 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 | 0296 | SHED METAL | 0 | 0 | 10 | 12 | | 120.00 | UT | 5.00 | | | | 600 | |
| 2 | 0081 | DECKING WI | 0 | 0 | 0 | 0 | | 1.00 | UT | 500.00 | | | | 500 | |

| TOTAL OB/XF | | | | | | | | | | | | | 1,100 | | | |
|-------------|---------|----------|------------|-----------|---------|-----|--|--|--|--|--|--|-------|--|--|--|
| BLD DATE | XF DATE | INC DATE | LGL DATE | LAND DATE | AG DATE | | | | | | | | | | | |
| | | | 04/27/2022 | | | MLU | | | | | | | | | | |

| BUILDING NOTES | | | | | | | | | | | | |
|---|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS= W10 UST= N5 W13 S5 E13\$ W13 FOP= N5 W19 S5 E19 \$ W27 | | | | | | | | | | | | |
| FST= W15 S16 E15 N16\$ S16FCP= W15 S15 E15 N15\$ S10 E15 FOP= E5 N5 W5 S5\$ N5 E5 S5 E30 N26\$. | | | | | | | | | | | | |

| BUILDING DIMENSIONS | | | | | | | | | | | | |
|---|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS= W10 UST= N5 W13 S5 E13\$ W13 FOP= N5 W19 S5 E19 \$ W27 | | | | | | | | | | | | |
| FST= W15 S16 E15 N16\$ S16FCP= W15 S15 E15 N15\$ S10 E15 FOP= E5 N5 W5 S5\$ N5 E5 S5 E30 N26\$. | | | | | | | | | | | | |

| 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 | 0 | | *RSF- | 280.00 | 150.00 | 12,000.00 | SF | | 1.00 | 1.00 | 1.00 | 0.95 | 0.95 | 11,400 | | | | | | | | |