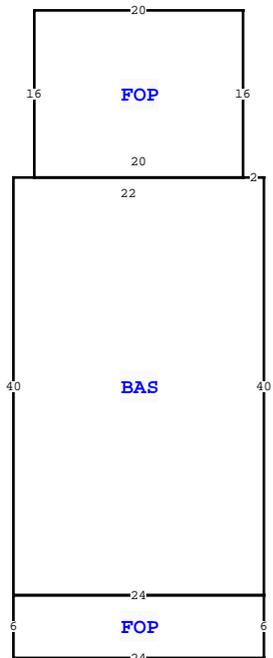




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	08	CLAY TILE	100
Interior Wall	05	DRYWALL	100
Interior Floo	15	HARDTILE	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		1	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual Units	05	CONV	100
		0	100
Quality	05	05	
DOR CODE	5000	IMPROVED AG	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	5617.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	960	100	
FOP	144	30	
FOP	320	30	
TOTALS	1,424		

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%	- 2024								
				Heated Area: 960			HX Base Yr 2024				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		147,485	
TOTAL MARKET OB/XF VALUE		26,544	
TOTAL LAND VALUE - MARKET		148,508	
TOTAL MARKET VALUE		219,877	
SOH/AGL Deduction		72,383	
ASSESSED VALUE		147,494	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		96,083	
TOTAL JUST VALUE		322,537	
NCON VALUE		16,000	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		308,928	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053272	Solar Power Syste	30,316	06/05/2025
000051211	Solar Power Syste	56,000	10/23/2024
000051148	Storage Building	11,000	10/18/2024
000049636	Mobile Home		04/16/2024
26548	SFR	175	12/27/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1519/2422	7/15/2024	WD	U	V	11	100
GRANTOR: MELISSA'S SECRET GARD						
GRANTEE: HAYES DONALD J						
1503/1489	11/20/2023	WD	Q	I	01	425,000
GRANTOR: VAZQUEZ OMAR MIGUEL						
GRANTEE: HAYES DONALD J						

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	100	0	0		3.00	3.00	100	2008	2008	3	100	1,944	
2	0258	PATIO	0	100	0	0		0.00	0.00	100	2013	2013	3	100	400	
3	0190	FPLC PF	0	100	0	0		1,200.00	1,200.00	100	2017	2017	3	100	1,200	
4	9945	Well/Sept	0	100	0	0		7,000.00	7,000.00	100			3	100	7,000	
5	9946	Well	0	0	0	0		4,000.00	4,000.00	100	2026	2025		100	4,000	
6	0030	BARN, MT	0	100	20	40		15.00	15.00	100	2026	2025		100	12,000	

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			0.00	0.00	4.50	AC		1.00	1.00	1.00	9,000.00	9,000.00	40,500							
2	9400	C	RIGHTOFWAY	100		A-1	0.00	0.00	0.78	AC		1.00	1.00	1.00	10.00	10.00	8							
3	5500	A	TIMBER 2	0			0.00	0.00	12.00	AC		1.00	1.00	1.00	445.00	445.00	5,340							
4	9910	M	MKT. VAL. AG	0			0.00	0.00	12.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	108,000							