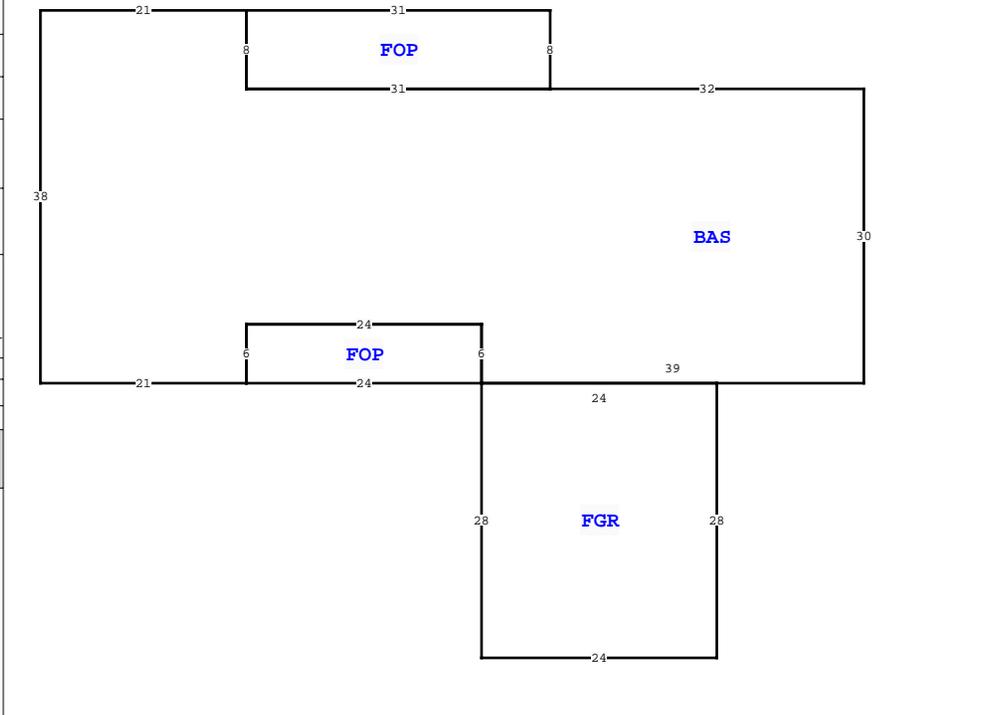


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floo	08 SHT VINYL 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2.5 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architctual Units	05 CONV 100 0 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,031	121.4400	138.44	419,612	2010	2010	0	0	22.50	77.50



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,544	100		2,544	272,948
FGR	672	55		370	39,698
FOP	144	30		43	4,614
FOP	248	30		74	7,940
TOTALS	3,608			3,031	325,199

EXTRA FEATURES		BLD DATE		LGL DATE													
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	7,042.00	UT	3.00	3.00	100	2010	2010	3	100	21,126	
2	0210	GARAGE U	0	100	24	40	960.00	UT	16.00	16.00	75	2013	2013	3	75	11,520	
3	0280	POOL R/CON	0	100	0	0	645.00	UT	70.00	70.00	100	2023	2022		95	42,893	
4	0080	DECKING	0	100	0	0	1,104.00	UT	3.00	3.00	100	2026	2025		100	3,312	
5	0282	POOL ENCL	0	100	51	29	1,749.00	UT	15.00	15.00	100	2026	2025		95	24,923	

TOTAL OB/XF												103,774												
LAND DESCRIPTION	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	100		A-3	0.00	0.00	4.70	AC		1.00	1.00	1.00	12,000.00	12,000.00	56,400							

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY				STANDARD	
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				325,199	
TOTAL MARKET OB/XF VALUE				103,774	
TOTAL LAND VALUE - MARKET				56,400	
TOTAL MARKET VALUE				485,373	
SOH/AGL Deduction				114,126	
ASSESSED VALUE				371,247	
TOTAL EXEMPTION VALUE				HX HB 51,411	
BASE TAXABLE VALUE				319,836	
TOTAL JUST VALUE				485,373	
NCON VALUE				28,235	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				453,816	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048179	Screen Enclosure	15,783	09/18/2023
000045707	Swimming Pool and	65,000	10/18/2022
28623	SFR	1,015	06/03/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1335/2742	5/04/2017	WD Q	Q	I	01	287,500
GRANTOR: BRIAN J & MELINDA D S						
GRANTEE: WERNER & JENNIFER F						
1184/2064	11/23/2009	WD Q	Q	V	01	45,000
GRANTOR: DANIEL CRAPPS						
GRANTEE: BRIAN J & MELINDA D						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W32 FOP= N8 W31 S8 E31\$ W31 N8 W21 S38 E21 FOP= E24 N6 W24 S6\$ N6 E24 S6 FGR= S28 E24 N28 W24\$ E39 N30\$.	