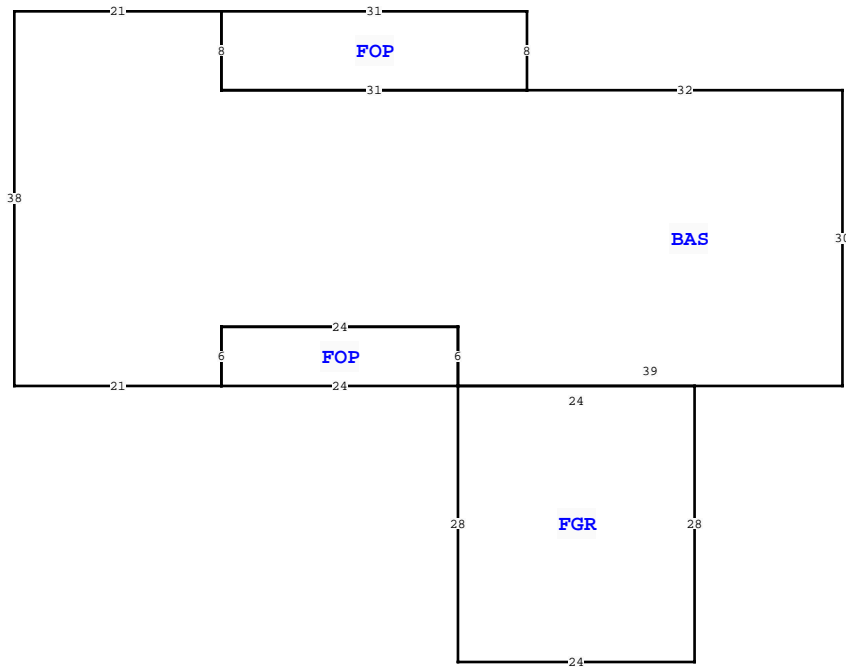




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	08	SHT VINYL	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architctual Units	05	CONV	100
		0	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	6316.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,544	100	
FGR	672	55	
FOP	144	30	
FOP	248	30	
TOTALS	3,608		
		3,031	319,491

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	136.01	412,246	2010	2010	0	0	22.50	77.50
1 SINGLE FAM 100% - 2018 Heated Area: 2544 HX Base Yr 2018											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			319,491
TOTAL MARKET OB/XF VALUE			103,774
TOTAL LAND VALUE - MARKET			56,400
TOTAL MARKET VALUE			479,665
SOH/AGL Deduction			108,418
ASSESSED VALUE			371,247
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			319,836
TOTAL JUST VALUE			479,665
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						

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	0	7,042.00	UT 3.00	100	2010	2010	3	100	21,126	
2	0210	GARAGE U	0	100	24	40		960.00	UT 16.00	75	2013	2013	3	75	11,520	
3	0280	POOL R/CON	0	100	0	0		645.00	UT 70.00	100	2023	2022		95	42,893	
4	0080	DECKING	0	100	0	0		1,104.00	UT 3.00	100	2026	2025		100	3,312	
5	0282	POOL ENCL	0	100	51	29		1,749.00	UT 15.00	100	2026	2025		95	24,923	
TOTALS															103,774	

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		A-3	0.00	0.00	4.70	AC		1.00	1.00	1.00	12,000.00	12,000.00	56,400							