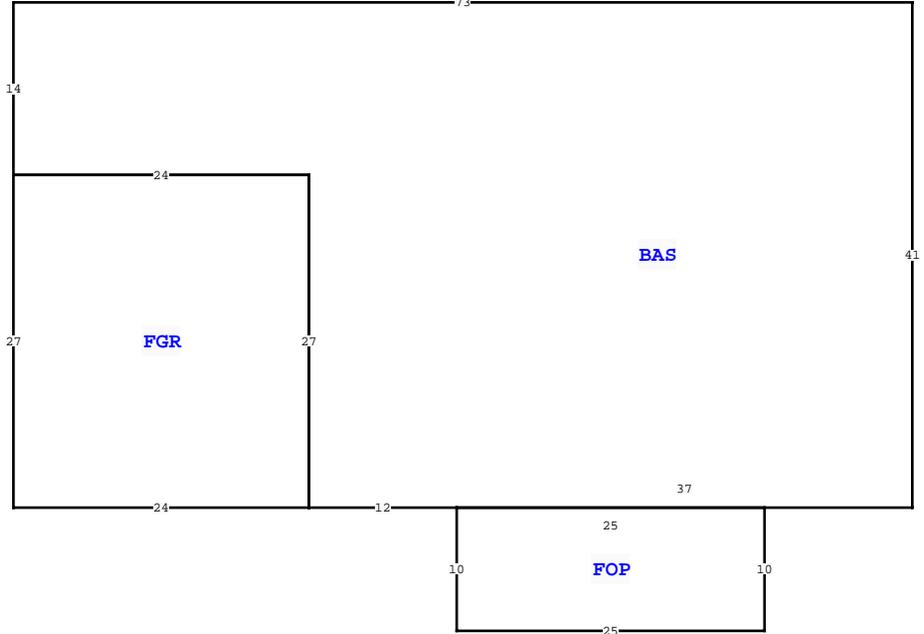


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	60
Interior Floor	15	HARDTILE	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	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	01
NEIGHBORHOOD/LOC	6416.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,345	100	
FGR	648	55	
FOP	250	30	
TOTALS	3,243		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
3	SINGLE FAM	100%	- 0									
				Heated Area:	2345							HX Base Yr



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			267,953
TOTAL MARKET OB/XF VALUE			58,816
TOTAL LAND VALUE - MARKET			95,000
TOTAL MARKET VALUE			338,789
SOH/AGL Deduction			82,323
ASSESSED VALUE			256,466
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			205,055
TOTAL JUST VALUE			421,769
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			415,574
SALE:1:1:			
XFOB:1:1:	RIVE M H		
PERMIT NUM	DESCRIPTION	AMT	ISSUED
15053	ADDN SFR	220	02/09/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0577/0455	11/01/1985	WD	Q	I		26,000
GRANTOR:						
GRANTEE:						

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	0031	BARN,MT AE	0	100	24	12	1.00	UT	0.00	100	0	0	3	100	700		
2	0166	CONC,PAVMT	0	100	3	30	90.00	UT	1.50	100	0	0	3	100	135		
3	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	100	2000	2000	3	100	2,000		
4	0166	CONC,PAVMT	0	100	0	0	743.00	UT	1.50	100	2000	2000	3	100	1,115		
5	0260	PAVEMENT-A	0	100	0	0	6,177.00	UT	1.50	100	2006	2006	3	100	9,266		
6	0031	BARN,MT AE	0	100	100	44	4,400.00	UT	9.00	100	2014	2014	3	100	39,600		
7	0040	BARN,POLE	0	100	24	100	2,400.00	UT	2.50	100	2014	2014	3	100	6,000		
TOTALS													3,243		2,776	267,953	

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	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	280.00	280.00	2,520							
2	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	9,500							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	85,500							