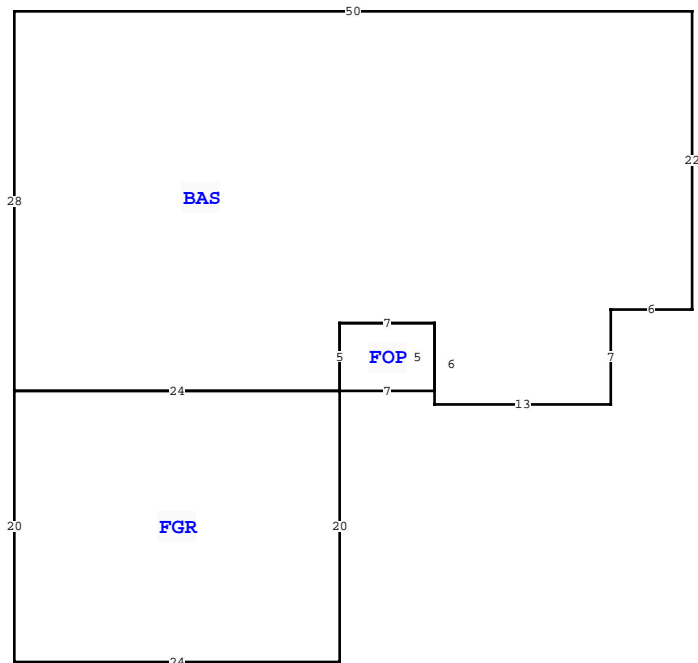


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	32	HARDIE BRD	100		
Roof Structur	08	IRREGULAR	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	80		
Interior Floor	08	SHT VINYL	20		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
Architectual	05	CONV	100		
Units		0	100		
Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	6417.0700	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,342	100		1,342	171,195
FGR	480	55		264	33,678
FOP	35	30		10	1,276
TOTALS	1,857			1,616	206,149

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%	2021									
				Heated Area: 1342				HX Base Yr 2021				



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1
VALUATION SUMMARY			1
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			206,149
TOTAL MARKET OB/XF VALUE			1,410
TOTAL LAND VALUE - MARKET			18,000
TOTAL MARKET VALUE			225,559
SOH/AGL Deduction			31,698
ASSESSED VALUE			193,861
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			142,450
TOTAL JUST VALUE			225,559
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			227,800

PERMIT NUM	DESCRIPTION	AMT	ISSUED
512	SFR	0	05/25/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1424/0017	11/09/2020	WD Q	Q	I	01	182,000
GRANTOR: MANUEL O AGUILAR						
GRANTEE: BUIE PATRICIA SUMME						
1346/1122	10/20/2017	WD Q	Q	I	01	163,000
GRANTOR: CORNERSTONE DEVELOPER						
GRANTEE: MANUEL O AGUILAR						

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			2.00	100	2017	2017	3	100	1,410	

TOTAL OB/XF										1,410						

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W50 S28 FGR= S20 E24 N20 W24\$ E24 FOP= E7 N5 W7 S5\$ N5 E7 S6 E13 N7 E6 N22\$.									

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		RMF-1	0.00	0.00	1.00	LT		1.00	1.00	0.80	22,500.00	18,000.00	18,000							