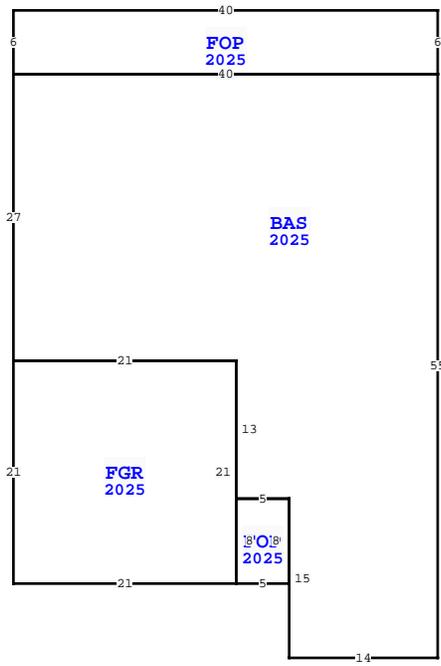




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	32	HARDIE BRD	100		
Exterior Wall	00	N/A	0		
Roof Structure	08	IRREGULAR	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	13	LAM/VNLPLK	100		
Interior Floor	00	N/A	0		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
Units		0	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	6417.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,537	100	2025	1,537	197,492
FGR	441	55	2025	243	31,224
FOP	40	30	2025	12	1,541
FOP	240	30	2025	72	9,252
TOTALS	2,258			1,864	239,510

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,864	113.8500	129.79	241,929	2024	2024	0	0	1.00	99.00
1 SINGLE FAM			100% - 2026	Heated Area: 1537			HX Base Yr 2026				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		1
VALUATION BY		STANDARD
Tax Group: 1		Tax Dist:
BUILDING MARKET VALUE		239,510
TOTAL MARKET OB/XF VALUE		2,160
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		260,170
SOH/AGL Deduction		18,942
ASSESSED VALUE		241,228
TOTAL EXEMPTION VALUE		51,411
BASE TAXABLE VALUE		189,817
TOTAL JUST VALUE		260,170
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		258,339

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1552/421	10/16/2025	WD	Q	I	01	300,000
GRANTOR: NICE & CLEAN MEDICAL						
GRANTEE: WILSON ALPHONSO						
1503/2299	12/04/2023	WD	U	V	11	100
GRANTOR: GRAHAM LATASHA T						
GRANTEE: NICE & CLEAN MEDICA						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/21/2023	MLU

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	16	45			720.00	UT	3.00				3.00	2,160	

BUILDING NOTES	
BUILDING DIMENSIONS	
FOP=[YR=2025;ORIG=13,-5] E40 S6 W40 N6 \$	
BAS=[YR=2025;ORIG=53,1] W40 S27 E21 S13 E5 S15 E14 N55 \$	
FGR=[YR=2025;ORIG=13,28] E21 S21 W21 N21 \$	
POP=[YR=2025;ORIG=34,41] E5 S8 W5 N8 \$	

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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							