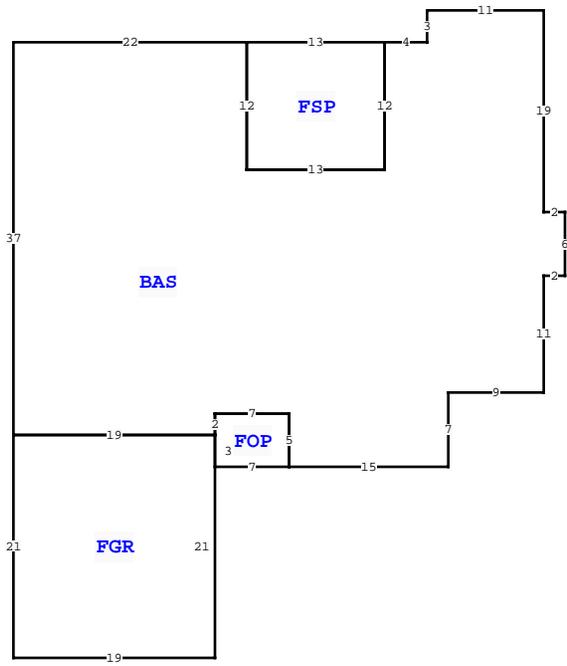


BUILDING CHARACTERISTICS					
ELEMENT	CD CONSTRUCTION				
Exterior Wall	16 WD FR STUC 90				
Exterior Wall	19 COMMON BRK 10				
Roof Structure	03 GABLE/HIP 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	15 HARDTILE 80				
Interior Floor	12 HARDWOOD 20				
Air 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				
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	6417.1200 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,734	100		1,734	165,867
FGR	399	55		219	20,949
FOP	35	30		10	956
FSP	156	40		62	5,931
TOTALS	2,324			2,025	193,703

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%	- 2016									
Heated Area: 1734						HX Base Yr 2016						



COLUMBIA COUNTY PROPERTY				
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 1	Tax Dist:			
BUILDING MARKET VALUE	193,703			
TOTAL MARKET OB/XF VALUE	4,465			
TOTAL LAND VALUE - MARKET	22,500			
TOTAL MARKET VALUE	220,668			
SOH/AGL Deduction	69,355			
ASSESSED VALUE	151,313			
TOTAL EXEMPTION VALUE	HX HB 51,411			
BASE TAXABLE VALUE	99,902			
TOTAL JUST VALUE	220,668			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	221,088			
SALE:2:1: SALE IS FOR 16 LOTS IN CYPRESS LANDING S				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
0011	REROOF	15,250	01/07/2026	
3493	SFR	562	12/01/2005	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
1303/0142	10/23/2015	WD Q	Q I 01	148,000
GRANTOR: LIVIO BRASSO				
GRANTEE: JEFFREY A & CORRINE				
1065/0555	11/09/2005	WD Q	Q V	22,000
GRANTOR: GATEWAY DEVELOPERS OF				
GRANTEE: BASSO				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS= W11 S3 W4 FSP= W13 S12 E13 N12S S12 W13 N12 W22 S37				
FGR= S21 E19 N21 W19S E19 FOP= S3 E7 N5 W7 S2S N2 E7 S5 E15 N7 E9 N11 E2 N6 W2 N19S.				

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	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	100	2006	2006	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	826.00	UT	2.50	2.50	100	2006	2006	3	100	2,065	
3	0166	CONC,PAVMT	0	100	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	400	
TOTALS													4,465			

LAND DESCRIPTION																								
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			0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							