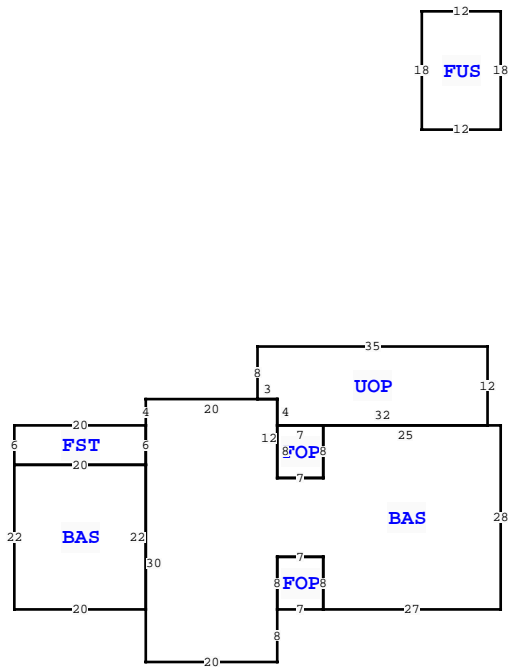


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	04	PLYWOOD	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		3	100
Frame	01	NONE	100
Stories	1.5	1.5	100
Architectual Units	05	CONV	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	6417.0900	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	440	100	
BAS	1,640	100	
FOP	56	30	
FOP	56	30	
FST	120	55	
FUS	216	100	
UOP	408	20	
TOTALS	2,936		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,478	114.0132	127.69	316,416	1977	1977	0	0	35.00	65.00
1 SINGLE FAM 100% - 0 Heated Area: 2296 HX Base Yr											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		1
VALUATION BY	Tax Group: 1	STANDARD
BUILDING MARKET VALUE	Tax Dist:	205,670
TOTAL MARKET OB/XF VALUE		3,100
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		227,270
SOH/AGL Deduction		96,805
ASSESSED VALUE		130,465
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		79,054
TOTAL JUST VALUE		227,270
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		227,270

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1551/709	9/18/2025	LE	U	I	14	100
GRANTOR: BAKER DOUGLAS W (ENH)						
GRANTEE: DOUGLAS AND MARGARET						
0676/0200	2/16/1989	WD	Q	I		66,500
GRANTOR: SWAIN C W						
GRANTEE: BAKER DOUGLAS						

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	0120	CLFENCE 4	0	100	0	0		1.00	UT 0.00	0.00	100	1993	1993	3	100	300
2	0169	FENCE/WOOD	0	100	0	0		300.00	UT 7.50	7.50	60	1993	1993	3	60	1,350
3	0166	CONC, PAVMT	0	100	0	0		1.00	UT 0.00	0.00	100	2011	2011	3	100	250
4	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	1,200.00	100	2011	2011	3	100	1,200

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

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W2 UOP= N12 W35 S8 E3 S4 E32\$ W25 FOP= W7 S8 E7 N8\$S8 W7 N12 W20 S4 FST= W20 S6 E20 N6\$ S6 BAS= W20 S22 E20 N22\$ S30 E20 N8 FOP= E7 N8 W7S8\$ N8 E7 S8 E27 N28\$ PTR=N45 FUS= N18 W12 S18 E12\$ S45\$.	

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							