

| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|---------------|---------|
| ELEMENT | CD | | |
| Exterior Wall | 19 | COMMON BRK | 100 |
| Roof Structur | 03 | GABLE/HIP | 100 |
| Roof Cover | 03 | COMP SHNGL | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floor | 13 | LAM/VNLPLK | 50 |
| Interior Floor | 14 | CARPET | 50 |
| Air Condition | 03 | CENTRAL | 100 |
| Heating Type | 04 | AIR DUCTED | 100 |
| Bedrooms | | 3 | 100 |
| Bathrooms | | 2.5 | 100 |
| Frame | 01 | NONE | 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 | 6417.0900 | 1.00/ | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 1,980 | 100 | |
| FEP | 252 | 80 | |
| FGR | 780 | 55 | |
| FOP | 144 | 30 | |
| TOTALS | 3,156 | | |
| | | 2,654 | 219,950 |

| 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% | - 2024 | 127.50 | 338,385 | 1983 | 1990 | 0 | 0 | 35.00 | 65.00 |
| Heated Area: 1980 HX Base Yr 2024 | | | | | | | | | | | |

| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 |
|---------------------------|--------------|-------------|
| VALUATION SUMMARY | | 1 |
| VALUATION BY | Tax Group: 1 | STANDARD |
| BUILDING MARKET VALUE | Tax Dist: | 219,950 |
| TOTAL MARKET OB/XF VALUE | | 6,300 |
| TOTAL LAND VALUE - MARKET | | 45,000 |
| TOTAL MARKET VALUE | | 271,250 |
| SOH/AGL Deduction | | 4,823 |
| ASSESSED VALUE | | 266,427 |
| TOTAL EXEMPTION VALUE | HX HB | 51,411 |
| BASE TAXABLE VALUE | | 215,016 |
| TOTAL JUST VALUE | | 271,250 |
| NCON VALUE | | 0 |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | | 262,710 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|--------|
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| SALES DATA | | | | | | |
|----------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1474/1625 | 8/31/2022 | WD | Q | I | 01 | 268,000 |
| GRANTOR: MCKINLEY WENDY R | | | | | | |
| GRANTEE: NOERRING COLTON K | | | | | | |
| 1474/1232 | 8/30/2022 | QC | U | I | 11 | 100 |
| GRANTOR: MCKINEY DANIEL L | | | | | | |
| GRANTEE: MCKINEY WENDY R | | | | | | |

| EXTRA FEATURES | | | | | | | | | | | |
|----------------|------------|-------------|---------|-----|-----|-------|------|-------|----------------|-----------|---------|
| L N | OB/XF CODE | DESCRIPTION | BLD CAP | L | W | UNITS | UT | Adj R | ADJ UNIT PRICE | ORIG COND | YEAR ON |
| 1 | 0166 | CONC, PAVMT | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 100 | 0 |
| 2 | 0294 | SHED WOOD/ | 0 | 100 | 12 | 20 | 1.00 | UT | 0.00 | 100 | 1998 |
| 3 | 0169 | FENCE/WOOD | 0 | 100 | 8 | 12 | 1.00 | UT | 0.00 | 100 | 1993 |
| 4 | 0120 | CLFENCE | 4 | 0 | 100 | 0 | 1.00 | UT | 0.00 | 100 | 2011 |

| TOTAL OB/XF | | | | | | | | | | | |
|-------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|------|
| 6,300 | | | | | | | | | | | |
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T |
| 1 | 0100 | C | SFR | 100 | | *RSF-2 | 0.00 | 0.00 | 2.00 | LT | 1.00 |

| BUILDING NOTES | | | | | | | | | | | |
|----------------|--|--|--|--|--|--|--|--|--|--|--|
| | | | | | | | | | | | |

| BUILDING DIMENSIONS | | | | | | | | | | | |
|----------------------------------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|--|--|
| BAS= W31 FEP= N12 W21 S12 E21\$ W35 FGR= W26 S30 E26 N30\$ S30 E20 FOP= S6 E24 N6 W24\$ E46 N30\$. | | | | | | | | | | | |

| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | % 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 | 2.00 | LT | 1.00 | 1.00 | 1.00 | 22,500.00 | 22,500.00 | 45,000 | | | | | | | |