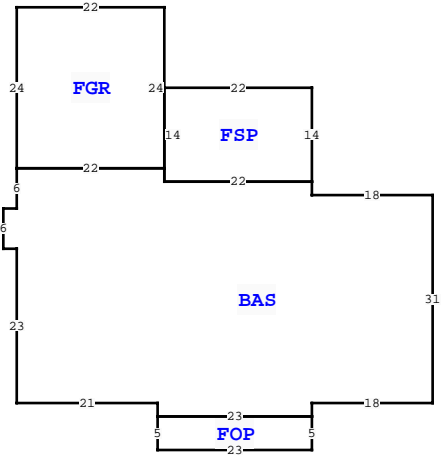
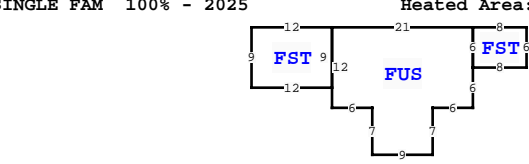


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	19	COMMON BRK	80		
Exterior Wall	31	VINYL SID	20		
Roof Structure	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	80		
Interior Floor	15	HARDTILE	20		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	01	NONE	100		
Stories	1.5	1.5	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	02		
NEIGHBORHOOD/LOC	6516.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,112	100		2,112	237,598
FGR	528	55		290	32,625
FOP	115	30		34	3,825
FSP	308	40		123	13,837
FST	48	55		26	2,925
FST	108	55		59	6,637
FUS	315	100		315	35,437
TOTALS	3,534			2,959	332,884

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%	- 2025								
Heated Area: 2427						HX Base Yr 2025					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		332,884	
TOTAL MARKET OB/XF VALUE		17,212	
TOTAL LAND VALUE - MARKET		65,000	
TOTAL MARKET VALUE		415,096	
SOH/AGL Deduction		6,002	
ASSESSED VALUE		409,094	
TOTAL EXEMPTION VALUE	HX HB 13	409,094	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		415,096	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		398,339	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1519/2655	7/17/2024	WD	Q	I	01	475,000
GRANTOR: BARRS MICHAEL R						
GRANTEE: BROWNE IAN A						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/06/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W18 N2 FSP= N14 W22 S14 E22\$ W22 N2 FGR= N24 W22S24 E22\$ W22 S6 W2 S6 E2 S23 E21 S2 FOP= S5 E23 N5 W23\$ E23 N2 E18 N31\$ PTR=N40 FUS= N7 E6 N6 FST= E8 N6 W8 S6\$ N6 W21 FST= W12 S9 E12 N9\$ S12 E6 S7 E9\$ S40\$.	

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	1993	1993	3	100	2,000	
2	0166	CONC, PAVMT	0	100	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
3	0020	BARN, FR	0	100	24	39	UT	12.00	12.00	100	2006	2006	3	100	11,232	
4	0040	BARN, POLE	0	100	29	40	UT	3.00	3.00	100	2006	2006	3	100	3,480	

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		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	65,000							