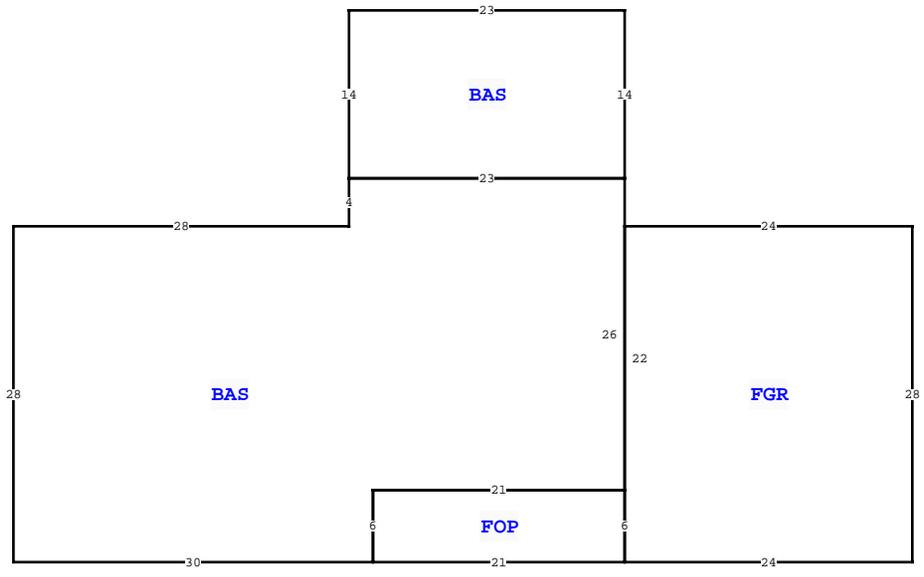


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	7316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	322	100	
BAS	1,394	100	
FGR	672	55	
FOP	126	30	
TOTALS	2,514		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,124	115.4300	131.59	279,497	1979	1979	0	0	35.00	65.00
1 SINGLE FAM 100% - 2015											
Heated Area: 1716											
HX Base Yr 2015											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			181,673
TOTAL MARKET OB/XF VALUE			13,270
TOTAL LAND VALUE - MARKET			255,000
TOTAL MARKET VALUE			232,240
SOH/AGL Deduction			92,121
ASSESSED VALUE			140,119
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			88,708
TOTAL JUST VALUE			449,943
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			425,504

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043949	Electrical Servic	0	03/17/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1287/1209	1/09/2015	WD U		I	30	100
GRANTOR: KEDRA LEIGH MOREAU						
GRANTEE: KEDRA LEIGH MOREAU						
1269/2369	2/18/2014	WD U		V	37	10,800
GRANTOR: KENNETH R & KATHIE H						
GRANTEE: PAUL F & KEDRA L MO						

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	0	0	3	100	1,200	
2	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	0	0	3	100	350	
3	0210	GARAGE U	0	100	12	24	288.00	UT	2.50	100	1993	1993	3	100	720	
4	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	100	2005	2005	3	100	200	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	100	2005	2005	3	100	200	
6	9946	Well	0	100	0	0	1.00	UT	4,000.00	100			3	100	4,000	
7	0070	CARPOR UF	0	100	0	0	1.00	UT	0.00	100	2014	2014	3	100	300	
8	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	100	2014	2014	3	100	800	
9	0040	BARN, POLE	0	100	0	0	1.00	UT	0.00	100	2018	2018	3	100	5,000	
10	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	2018	2018	3	100	500	

TOTAL OB/XF									
13,270									
BLD DATE		LGL DATE		05/04/2026	MLU				
XF DATE		LAND DATE		10/16/2023	SPF				
INC DATE		AG DATE							

BUILDING NOTES									
BAS= N14 W23 S14 E23\$ BAS= W23 S4 W28 S28 E30 FOP= E21 N6 W21 S6\$ N6 E21 FGR= S6 E24N28 W24 S22\$ N26 \$.									

BUILDING DIMENSIONS									
BAS= N14 W23 S14 E23\$ BAS= W23 S4 W28 S28 E30 FOP= E21 N6 W21 S6\$ N6 E21 FGR= S6 E24N28 W24 S22\$ N26 \$.									

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	2.86	AC		1.00	1.00	1.00	6,000.00	6,000.00	17,160							
2	0000	C	VAC RES	100		A-1	0.00	0.00	1.58	AC		1.00	1.00	1.00	6,000.00	6,000.00	9,480							
3	6200	A	PASTURE 3	0		A-1	0.00	0.00	38.06	AC		1.00	1.00	1.00	280.00	280.00	10,657							
4	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	38.06	AC		1.00	1.00	1.00	6,000.00	6,000.00	228,360							