



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	90
Exterior Wall	05	AVERAGE	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
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	02	02	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	7416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	238	100	
BAS	2,044	100	
FEP	100	80	
FGR	625	55	
FOP	192	30	
FSP	225	40	
TOTALS	3,424		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,854	98.8380	112.68	321,589	1986	1986	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 2282 HX Base Yr

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	209,033		
TOTAL MARKET OB/XF VALUE	7,850		
TOTAL LAND VALUE - MARKET	90,250		
TOTAL MARKET VALUE	307,133		
SOH/AGL Deduction	11,345		
ASSESSED VALUE	295,788		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	295,788		
TOTAL JUST VALUE	307,133		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	298,710		
SALE:1:1: 10 ACRES AND HOUSE SEND INQUIRY JS CK 7/			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
13438	SFR	335	12/22/1997
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD
1393/0092	7/30/2019	QC U	I 11
GRANTOR: CALLIE H FLETCHER	GRANTEE: LENA FLETCHER HEENE		
1247/0371	12/31/2012	QC U	I 11
GRANTOR: CALLIE H FLETCHER (AK	GRANTEE: LENA FLETCHER HEENE		
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS= W47 FOP= N8 W24 S8 E24\$ W9 FGR= W25 S25 E25 N25\$ S21 FEP= S4 FSP= S9 E25 N9 W25\$ E25 N4W25\$ E25 S28 E31 BAS= E14 N17 W14 S17\$ N49\$.			

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	0
2	0294	SHED WOOD/	0	0	14	1.00	UT	0.00	0.00	100	0
3	0166	CONC,PAVMT	0	0	0	1.00	UT	0.00	0.00	100	1990
4	0252	LEAN-TO W/	0	0	0	1.00	UT	0.00	0.00	100	2006
5	0210	GARAGE U	0	0	24	1.00	UT	0.00	0.00	100	1998
6	0130	CLFENCE 5	0	0	0	1.00	UT	0.00	0.00	100	1993
7	0070	CARPORT UF	0	0	20	800.00	UT	3.00	3.00	75	1993
8	0296	SHED METAL	0	0	0	1.00	UT	0.00	0.00	100	2014

TOTAL OB/XF											
7,850											
L N	USE CODE	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	0100	SFR	0		A-1	0.00	0.00	1.00	AC		1.00
2	9900	AC NON-AG	0		A-1	0.00	0.00	8.50	AC		1.00

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	9,500							
2	9900	C	AC NON-AG	0		A-1	0.00	0.00	8.50	AC		1.00	1.00	1.00	9,500.00	9,500.00	80,750							