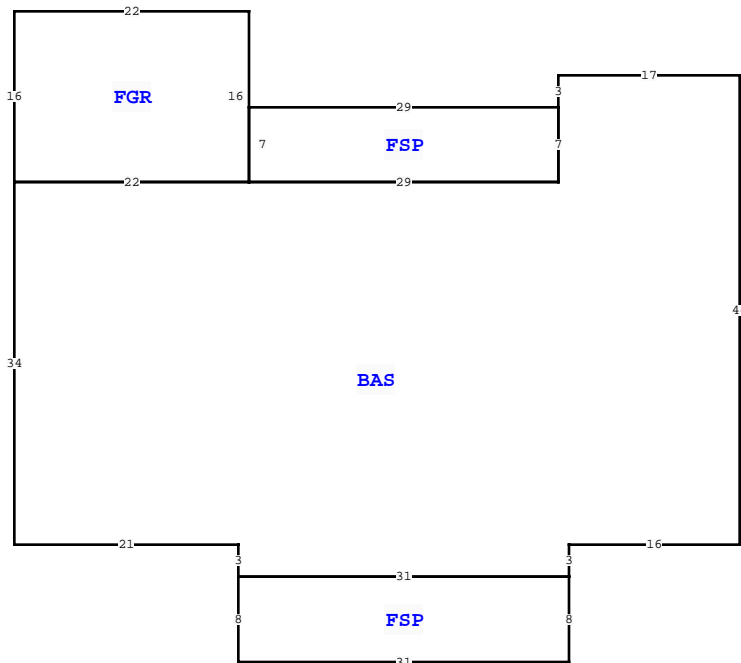


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	15	HARDTILE	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
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	2,575	100	
FGR	352	55	
FSP	203	40	
FSP	248	40	
TOTALS	3,378		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	SINGLE FAM	100%	- 2012								
Heated Area: 2575						HX Base Yr 2012					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			STANDARD
VALUATION BY			
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			282,056
TOTAL MARKET OB/XF VALUE			18,215
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			360,271
SOH/AGL Deduction			112,992
ASSESSED VALUE			247,279
TOTAL EXEMPTION VALUE			56,411
BASE TAXABLE VALUE			190,868
TOTAL JUST VALUE			360,271
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			359,189
XFOB:2:1: HYAT ID#010931-A & B ORB 783-1780			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
30552	MAINT/ALTR	40	10/22/2012
12405	SFR	395	04/14/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1214/0749	5/04/2011	WD Q	Q	I	01	257,000
GRANTOR: FRANK J & MALINDA L C						
GRANTEE: WALLACE A & LEOLA A						
1158/1968	9/18/2008	WD Q	Q	I		280,000
GRANTOR: GLORIA C LAY TRUST						
GRANTEE: FRANK JR & MALINDA						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0031	BARN, MT AE	0	100	25	50	UT	10.00	10.00	75	0
2	0040	BARN, POLE	0	100	24	50	UT	3.25	3.25	100	1993
3	0263	PRCH, USP	0	100	15	34	UT	4.00	4.00	100	1993
4	0180	FPLC 1STRY	0	100	0	0	UT	2,000.00	2,000.00	100	1997
5	0261	PRCH, UOP	0	100	0	0	UT	0.00	0.00	100	2014
6	0252	LEAN-TO W/	0	100	0	0	UT	0.00	0.00	100	2014

TOTAL OB/XF											
18,215											
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		00	0.00	0.00	5.00	AC	1.00

BUILDING NOTES						
BLD DATE						
XF DATE						
INC DATE						
LGL DATE						
LAND DATE						
AG DATE						
04/22/2026 MLU						

BUILDING DIMENSIONS											
BAS= W17 S3 FSP= W29 S7 E29 N7\$ S7 W29 FGR= N16 W22 S16 E22\$ W22 S34 E21 S3 FSP= S8 E31 N8 W31\$ E31 N3 E16 N44\$.											

LAND DESCRIPTION											
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		00	0.00	0.00	5.00	AC	1.00