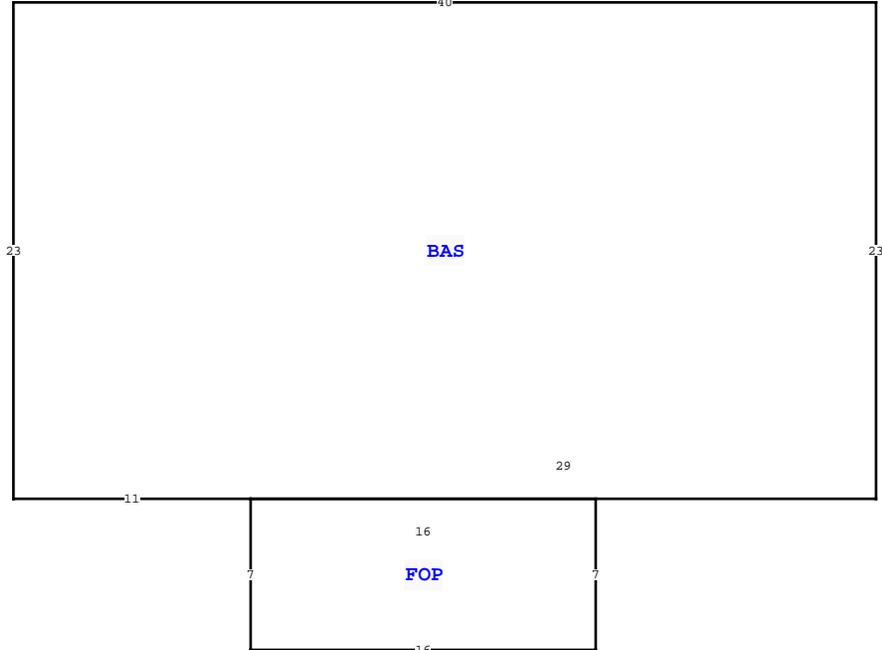




ELEMENT		CD	CONSTRUCTION
Exterior Wall	01		MINIMUM 100
Roof Structur	03		GABLE/HIP 100
Roof Cover	12		MODULAR MT 100
Interior Wall	02		WALL BD/WD 100
Interior Floo	09		PINE WOOD 100
Air Condition	02		WINDOW 100
Heating Type	01		NONE 100
Bedrooms			3 100
Bathrooms			1 100
Frame	01		NONE 100
Stories	1.		1. 100
Architectual	05		CONV 100
Units			0 100
Condition Adj	03		03 100
Kitchen Adjus	01		01 100
Quality	03	03	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	8316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	920	100	
FOP	112	30	
TOTALS	1,032		954 22,091

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
1	SINGLE FAM	0%	- 2021		66.16	63,117	1940	1940	0	0	30	35.00
				Heated Area: 920			HX Base Yr					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 3
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			146,335
TOTAL MARKET OB/XF VALUE			7,810
TOTAL LAND VALUE - MARKET			611,730
TOTAL MARKET VALUE			204,893
SOH/AGL Deduction			10,315
ASSESSED VALUE			194,578
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			194,578
TOTAL JUST VALUE			765,875
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			761,151
XFOB:4:1: M H PAPER NOT IN FILE HOUSE ATTACHED TO			
LAND:3:1: SOME LOW & WET			
BLDG:1:1: HOUSE AND MOBILE HOME ATTACHED			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
13549	M H	125	01/22/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1415/1613	7/16/2020	WD Q	I	I	05	575,000
GRANTOR: MARGARET PETTIGREW						
GRANTEE: JERRY & TIFFANI MOT						
1285/2445	11/20/2014	LE U	I	I	14	100
GRANTOR: MARGARET PETTIGREW (E						
GRANTEE: MARGARET PETTIGREW						

EXTRA FEATURES												
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0294	SHED WOOD/	0	0	0	0	1.00	UT	1,000.00	1,000.00	50	0
2	0261	PRCH, UOP	0	0	0	0	1.00	UT	500.00	500.00	50	0
3	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	1998
4	0210	GARAGE U	0	0	18	20	360.00	UT	2.50	2.50	50	1993
5	0210	GARAGE U	0	0	18	20	360.00	UT	2.50	2.50	50	1993
6	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100	
7	0294	SHED WOOD/	0	0	12	24	288.00	UT	2.50	2.50	50	1993
8	0285	SALVAGE	0	0	0	0	1.00	UT	0.00	0.00	100	2013
9	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2014
10	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2014

TOTAL OB/XF												
												7,810
BLD DATE		LGL DATE	05/16/2023	MLU								
XF DATE		LAND DATE										
INC DATE		AG DATE										

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W40 S23 E11 FOP= S7 E16 N7 W16\$ E29 N23\$.												

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	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	4,500.00	4,500.00	4,500								
2	0200	C	MBL HM	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	4,500								
3	0200	C	MBL HM	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	4,500.00	4,500.00	4,500								
4	5600	A	TIMBER 3	0					25.00	AC		1.00	1.00	1.00	281.00	281.00	7,025								
5	6200	A	PASTURE 3	0					107.94	AC		1.00	1.00	1.00	280.00	280.00	30,223								
6	9910	M	MKT.VAL.AG	0					132.94	AC		1.00	1.00	1.00	4,500.00	4,500.00	598,230								

