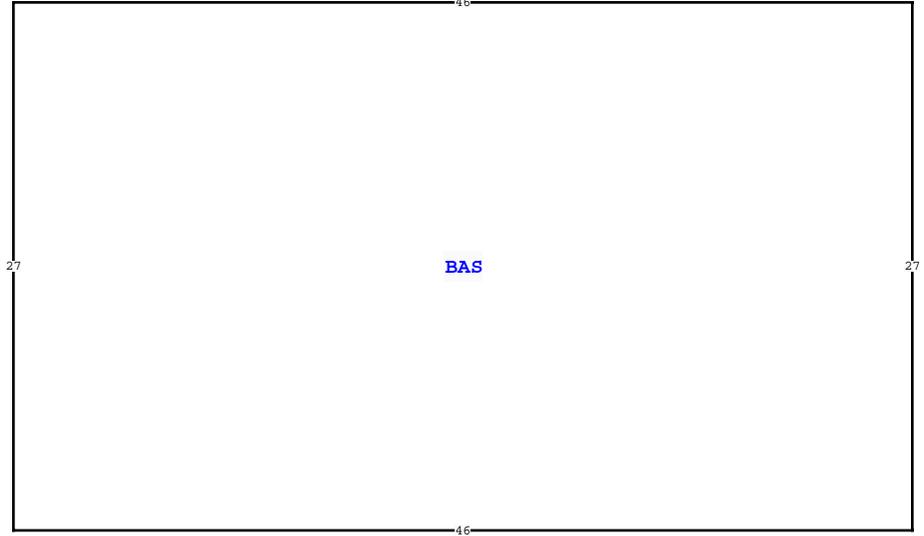




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	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	02
NEIGHBORHOOD/LOC	8717.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,242	100	
TOTALS	1,242		35,650

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	0%	- 2026								
				Heated Area: 1242			HX Base Yr				



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			35,650
TOTAL MARKET OB/XF VALUE			7,600
TOTAL LAND VALUE - MARKET			182,000
TOTAL MARKET VALUE			61,375
SOH/AGL Deduction			0
ASSESSED VALUE			61,375
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			61,375
TOTAL JUST VALUE			225,250
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			145,551
PRMT:1:1: STACEY HAGAN MH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043438	Roof Replacement	8,211	12/22/2021
11343	M H	125	06/27/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1557/1061	12/29/2025	WD	U	I	11	100
GRANTOR: GOFF STACEY H (F/K/A)						
GRANTEE: LANGUASCO JASON W J						
1556/1474	12/17/2025	WD	U	I	11	100
GRANTOR: LANGUASCO STACEY H						
GRANTEE: LANGUASCO JASON W J						

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	0070	CARPORT UF	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
2	0294	SHED WOOD/	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
3	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/07/2026	MLU

BUILDING NOTES														
BUILDING DIMENSIONS														
BAS= W46 S27 E46 N27\$.														

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	0200	C	MBL HM	0		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	7,000.00	7,000.00	7,000							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	25.00	AC		1.00	1.00	1.00	445.00	445.00	11,125							
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	25.00	AC		1.00	1.00	1.00	7,000.00	7,000.00	175,000							