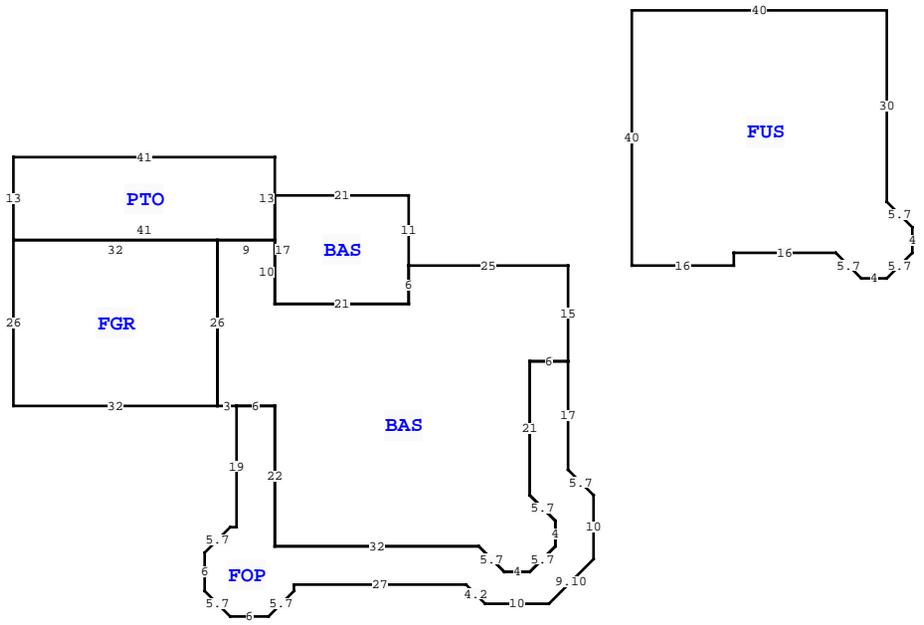


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2.5	100
Frame	02	WOOD FRAME	100
Stories	2.	2.	100
Architectual Units	05	CONV	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	10416.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	357	100	
BAS	2,014	100	
FGR	832	55	
FOP	748	30	
FUS	1,608	100	
PTO	533	5	
TOTALS	6,092		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2016		604,705	2000	2000	0	0	31.25	68.75
Heated Area: 3979 HX Base Yr 2016											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	415,735		
TOTAL MARKET OB/XF VALUE	32,700		
TOTAL LAND VALUE - MARKET	42,000		
TOTAL MARKET VALUE	490,435		
SOH/AGL Deduction	128,003		
ASSESSED VALUE	362,432		
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE	311,021		
TOTAL JUST VALUE	490,435		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	490,544		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049467	Roof Replacement	33,000	03/21/2024
13654	SFR	515	02/18/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1290/1513	3/04/2015	WD Q	Q	I	01	318,000

GRANTOR: JOHN S & PATRICIA M J
GRANTEE: BURGHARD DREIER
0864/0352 8/12/1998 WD Q V 24,000
GRANTOR: BAILEY
GRANTEE: JOHNSON

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	1.00	UT	1,200.00	1,200.00	100	2000	2000	3	100	1,200	
2	0166	CONC, PAVMT	0	100	0	4,280.00	UT	1.50	1.50	100	2000	2000	3	100	6,420	
3	0210	GARAGE U	0	100	0	1,380.00	UT	16.00	16.00	100	2014	2014	3	100	22,080	
4	0119	MASONRY WA	0	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	
5	0169	FENCE/WOOD	0	100	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	

BUILDING NOTES											
BLD DATE XF DATE INC DATE											
LGL DATE LAND DATE AG DATE											
04/03/2025 MLU											

BUILDING DIMENSIONS											
BAS= W25 BAS= N11 W21 S17 E21 N6\$ S6 W21 N10 PTO= N13 W41 S13 E41\$ W9 FGR= W32 S26 E32 N26\$ S26 E3 FOP= S19 W1 L4 D4 S6 D4 R4 E6 R4 U4 N1 E27 D3 R3 E10 R7 U7 N10 U4 L4 N17 W6 S21 D4 R4 S4 L4 D4 W4 U4 L4 W32 N22 W6\$ E6 S22 E32 R4 D4 E4 U4 R4 N4 L4 U4 N21 E6 N15\$ PTR= E10 FUS= E16 N2 E16 D4 R4 E4 R4 U4 N4 U4 L4 N30 W40 S40 \$ W10\$. .											

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	DPTH 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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.20	35,000.00	42,000.00	42,000							