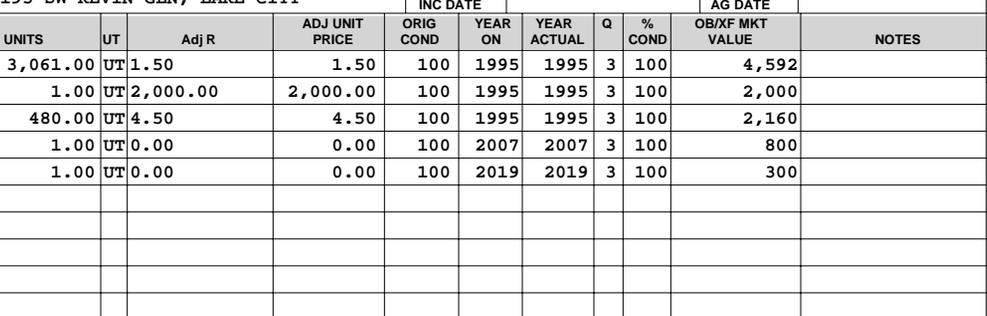


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 90
Exterior Wall	31 VINYL SID 10
Roof Structure	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	11 CLAY TILE 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

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% - 2022										

Heated Area: 2141 HX Base Yr 2022



Quality					
DOR CODE	CD				
06	06				
0100	SINGLE FAMILY				
MAP NUM	MKT AREA	06			
NEIGHBORHOOD/LOC	10416.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,141	100		2,141	200,705
FEP	368	80		294	27,561
FGR	483	55		266	24,936
FOP	100	30		30	2,812
FST	48	55		26	2,438
TOTALS	3,140			2,757	258,451

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	0166	CONC, PAVMT	0	100	0	3,061.00	UT	1.50	1.50	100	1995	1995	3	100	4,592	
2	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	100	1995	1995	3	100	2,000	
3	0120	CLFENCE 4	0	100	0	480.00	UT	4.50	4.50	100	1995	1995	3	100	2,160	
4	0296	SHED METAL	0	100	0	1.00	UT	0.00	0.00	100	2007	2007	3	100	800	
5	0261	PRCH, UOP	0	100	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	300	

LAND DESCRIPTION																								
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	0100	C	SFR	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

TOTAL OB/XF																							
													9,852										

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3			Tax Dist:
BUILDING MARKET VALUE			258,451
TOTAL MARKET OB/XF VALUE			9,852
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			303,303
SOH/AGL Deduction			46,558
ASSESSED VALUE			256,745
TOTAL EXEMPTION VALUE			HX HB 51,411
BASE TAXABLE VALUE			205,334
TOTAL JUST VALUE			303,303
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			302,519

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048461	Roof Replacement	7,581	10/23/2023
37792	MAINT/ALTR	75	02/25/2019
10204	SFR	350	09/10/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1455/1755	12/21/2021	WD	Q	I	01	305,000

BUILDING NOTES						
GRANTOR: SANDAGE JOAN						
GRANTEE: MARTZ JOHN C						
1453/396 11/22/2021 WD U I 30 100						
GRANTOR: SANDAGE JAMES ALBERT						
GRANTEE: SANDAGE JOAN						

BUILDING DIMENSIONS												
BAS=[ORIG=0,0] W28 S20 W1 U2L2 W4 D2L2 W31 S36 E10 E31 N16 E6 N19 E15 N8 E6 N13 \$												
FGR=[ORIG=-21,40] S4 E21 N23 W21 S19 \$												
FEP=[ORIG=-28,0] W5 S12 W35 S8 E31 U2R2 E4 D2R2 E1 N20 \$												
FOP=[ORIG=-58,56] S5 E20 N5 W20 \$												
FST=[ORIG=-6,21] E6 N8 W6 S8 \$												