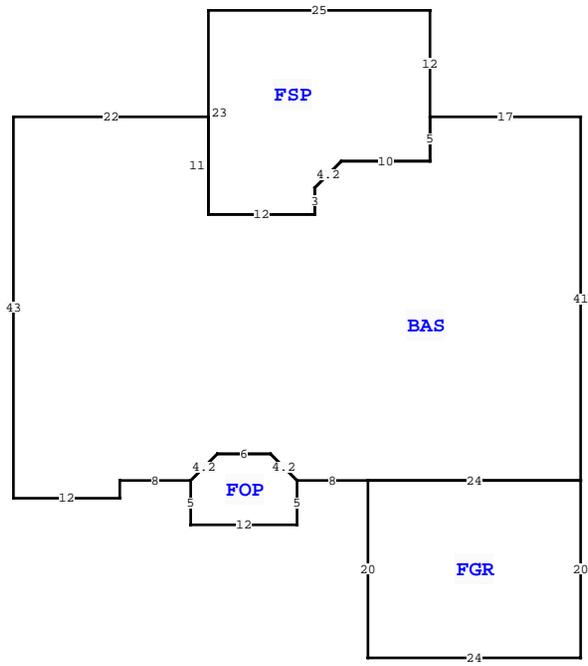


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	15	HARDTILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
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	2,420	100	
FGR	480	55	
FOP	87	30	
FSP	502	40	
TOTALS	3,489		

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%	- 2012		Heated Area: 2420					HX Base Yr 2012	



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		291,555	
TOTAL MARKET OB/XF VALUE		44,919	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		371,474	
SOH/AGL Deduction		106,065	
ASSESSED VALUE		265,409	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		213,998	
TOTAL JUST VALUE		371,474	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		376,541	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048222	Electrical Servic	0	09/20/2023
000046338	Roof Replacement	29,811	01/23/2023
30097	POOL	180	04/20/2012
21080	SFR	400	09/17/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1218/2113	7/28/2011	WD Q	Q	I	01	212,500
GRANTOR:WAYNE P & JEAN D COST						
GRANTEE:FREDDIE E & CAROL V						
1011/1291	3/30/2004	WD Q	Q	I		213,000
GRANTOR:SETH A HEITZMAN						
GRANTEE:WAYNE P & JEAN D CO						

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	0	1.00	UT	1,200.00	100	2004	2004	3	100	1,200	
2	0166	CONC,PAVMT	0	100	0	0	2,132.00	UT	2.00	100	2004	2004	3	100	4,264	
3	0280	POOL R/CON	0	100	16	32	512.00	UT	70.00	100	2012	2012	3	71	25,446	
4	0031	BARN,MT AE	0	100	18	25	450.00	UT	9.00	57	2012	2012	3	57	2,309	
5	0251	LEAN TO W/	0	100	12	25	300.00	UT	3.50	100	2012	2012	3	100	1,050	
6	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	100	2014	2014	3	100	200	
7	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	100	2019	2019	3	100	300	
8	0251	LEAN TO W/	0	100	0	0	1.00	UT	0.00	100	2019	2019	3	100	1,050	
9	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	100	2024	2023		85	5,100	
10	0296	SHED METAL	0	100	0	0	1.00	UT	1,200.00	100	2024	2023		100	1,200	

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	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 01/19/2024 BY ks																								
Total Acres: 0.76					Total Land Value: 35,000					Market: 0					Agricultural: 0					Common: 35,000				

