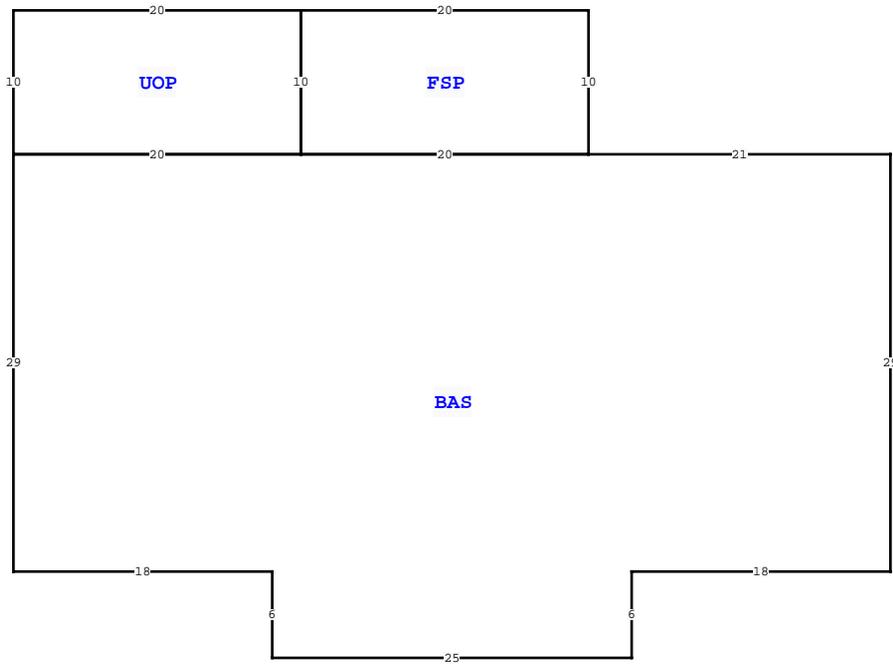


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	51	LOG 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	14	CARPET 90	
Interior Floo	06	VINYL ASB 10	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		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	
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	10717.030	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,919	100	
FSP	200	40	
UOP	200	20	
TOTALS	2,319		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,039	112.3650	125.85	256,608	1979	1979	0	0	35.00	65.00
1 SINGLE FAM 100% - 0 Heated Area: 1919 HX Base Yr											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		166,795	
TOTAL MARKET OB/XF VALUE		13,350	
TOTAL LAND VALUE - MARKET		44,000	
TOTAL MARKET VALUE		224,145	
SOH/AGL Deduction		88,486	
ASSESSED VALUE		135,659	
TOTAL EXEMPTION VALUE	HX HB WX	56,411	
BASE TAXABLE VALUE		79,248	
TOTAL JUST VALUE		224,145	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		210,145	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055082	Remodel	17,365	02/23/2026
000054022	Electrical Servic		09/10/2025
000050471	Roof Replacement	5,000	07/31/2024
000050434	Remodel	4,855	07/24/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1474/582	8/25/2022	WD	Q	I	01	30,000
GRANTOR: JOHNS PAT						
GRANTEE: ALLEN RANDALL BRYAN						
1267/1001	12/19/2013	WD	U	I	14	100
GRANTOR: RANDALL BRYANT ALLEN						
GRANTEE: RANDALL B & SANDRA						

EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS
1	0210	GARAGE U	0 100	24 26	1.00 UT 0.00
2	0296	SHED METAL	0 0	0 0	1.00 UT 300.00
3	0294	SHED WOOD/	0 100	0 0	1.00 UT 0.00
4	9945	Well/Sept	0 0	0 0	1.00 UT 7,000.00
5	0080	DECKING	0 100	0 0	1.00 UT 0.00
6	0296	SHED METAL	0 100	0 0	1.00 UT 0.00
7	0260	PAVEMENT-A	0 100	0 0	1.00 UT 0.00
8	0169	FENCE/WOOD	0 100	0 0	1.00 UT 0.00
9	0169	FENCE/WOOD	0 100	0 0	1.00 UT 0.00
10	0190	FPLC PF	0 100	0 0	1.00 UT 1,200.00

TOTAL OB/XF																	
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	0210	GARAGE U	0 100	24 26	1.00	UT	0.00	0.00	100	0	0	3	100	1,500			
2	0296	SHED METAL	0 0	0 0	1.00	UT	300.00	300.00	50	2004	2004	3	50	150			
3	0294	SHED WOOD/	0 100	0 0	1.00	UT	0.00	0.00	100	2004	2004	3	100	800			
4	9945	Well/Sept	0 0	0 0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000			
5	0080	DECKING	0 100	0 0	1.00	UT	0.00	0.00	100	2013	2013	3	100	800			
6	0296	SHED METAL	0 100	0 0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400			
7	0260	PAVEMENT-A	0 100	0 0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300			
8	0169	FENCE/WOOD	0 100	0 0	1.00	UT	0.00	0.00	100	2013	2013	3	100	400			
9	0169	FENCE/WOOD	0 100	0 0	1.00	UT	0.00	0.00	100	2017	2017	3	100	800			
10	0190	FPLC PF	0 100	0 0	1.00	UT	1,200.00	1,200.00	100	2017	2017	3	100	1,200			
TOTALS												2,319				166,795	

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	0100	C	SFR	100		A-1	261.00	168.00	1.00	LT		1.00	1.00	1.00	22,000.00	22,000.00	22,000							
2	9901	C	AC/XFOB	100		A-1	329.00	132.00	1.00	LT		1.00	1.00	1.00	22,000.00	22,000.00	22,000							

TOTAL OB/XF																	
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		
TOTALS												2,319				166,795	

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W21 FSP= N10 W20 S10 E20\$ W20 UOP= N10 W20 S10 E20\$ W20 S29 E18 S6 E25 N6 E18N29\$.	