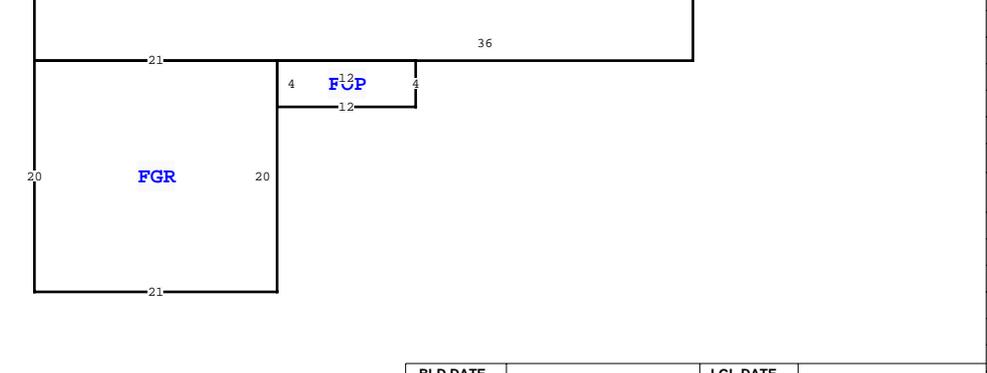


| BUILDING CHARACTERISTICS | |
|--------------------------|--------------------|
| ELEMENT | CD |
| Exterior Wall | 19 COMMON BRK 70 |
| Exterior Wall | 31 VINYL SID 30 |
| Roof Structure | 08 IRREGULAR 100 |
| Roof Cover | 03 COMP SHNGL 100 |
| Interior Wall | 05 DRYWALL 100 |
| Interior Floor | 14 CARPET 90 |
| Interior Floor | 13 LAM/VNLPLK 10 |
| 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 | 04 04 100 |
| Kitchen Adjus | 01 01 100 |
| Quality | 05 05 |
| DOR CODE | 0100 SINGLE FAMILY |

| MARKET ADJUSTMENTS | | | | | | | | | | | | |
|---|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|-------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | |
| 0100 | 01 | 1,680 | 129.4700 | 145.01 | 243,617 | 1999 | 2005 | 0 | 0 | 0 | 21.50 | 78.50 |
| 1 SINGLE FAM 0% - 2025 Heated Area: 1368 HX Base Yr | | | | | | | | | | | | |



| MAP NUM | MKT AREA | 06 | | | |
|------------------|------------------|-------------|------|--------------|----------------------|
| NEIGHBORHOOD/LOC | 11416.050 | 1.00/ | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 1,368 | 100 | | 1,368 | 155,724 |
| FGR | 420 | 55 | | 231 | 26,295 |
| FOP | 48 | 30 | | 14 | 1,594 |
| FSP | 168 | 40 | | 67 | 7,627 |
| TOTALS | 2,004 | | | 1,680 | 191,239 |

| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 | 2 |
|---------------------------|-----------|-------------|---|
| VALUATION SUMMARY | | | |
| VALUATION BY | | STANDARD | |
| Tax Group: 2 | Tax Dist: | | |
| BUILDING MARKET VALUE | | 191,239 | |
| TOTAL MARKET OB/XF VALUE | | 4,852 | |
| TOTAL LAND VALUE - MARKET | | 35,000 | |
| TOTAL MARKET VALUE | | 231,091 | |
| SOH/AGL Deduction | | 0 | |
| ASSESSED VALUE | | 231,091 | |
| TOTAL EXEMPTION VALUE | | 0 | |
| BASE TAXABLE VALUE | | 231,091 | |
| TOTAL JUST VALUE | | 231,091 | |
| NCON VALUE | | 0 | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | 233,698 | |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------------|-----|------------|
| 000045611 | Electrical Servic | 0 | 10/04/2022 |
| 15997 | SFR | 235 | 09/01/1999 |

| SALES DATA | | | | | | |
|-------------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1522/1 | 8/22/2024 | WD | Q | I | 01 | 280,000 |
| GRANTOR: MILLER CHARLES S | | | | | | |
| GRANTEE: BRITO OMAR | | | | | | |
| 1399/0282 | 11/18/2019 | WD | Q | I | 01 | 179,000 |
| GRANTOR: CASSANDRA L J MORGAN | | | | | | |
| GRANTEE: CHARLES S & NASTOSH | | | | | | |

| 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 | 0 | 0 | 0 | 861.00 | UT | 1.50 | 1.50 | 100 | 1999 | 1999 | 3 | 100 | 1,292 | |
| 2 | 0296 | SHED METAL | 0 | 0 | 8 | 10 | 80.00 | UT | 5.00 | 5.00 | 100 | 1999 | 1999 | 3 | 100 | 400 | |
| 3 | 0060 | CARPORT F | 0 | 0 | 14 | 20 | 280.00 | UT | 4.50 | 4.50 | 100 | 2009 | 2009 | 3 | 100 | 1,260 | |
| 4 | 0166 | CONC, PAVMT | 0 | 0 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2009 | 2009 | 3 | 100 | 100 | |
| 5 | 0169 | FENCE/WOOD | 0 | 0 | 0 | 0 | 1.00 | UT | 1,800.00 | 1,800.00 | 100 | 2024 | 2023 | | 100 | 1,800 | |

| BLD DATE | | LGL DATE | |
|----------|----------|------------|---------|
| XF DATE | INC DATE | LAND DATE | AG DATE |
| | | 04/03/2025 | MLU |

| BUILDING NOTES | |
|--|--|
| BUILDING DIMENSIONS | |
| BAS= W20 FSP= N12 W14 S12 E14\$ W37 S24 FGR= S20 E21 N20 W21\$ E21 FOP= S4 E12 N4 W12\$ E36 N24\$. | |

| 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 | 0 | | RSF-2 | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 35,000.00 | 35,000.00 | 35,000 | | | | | | | | |