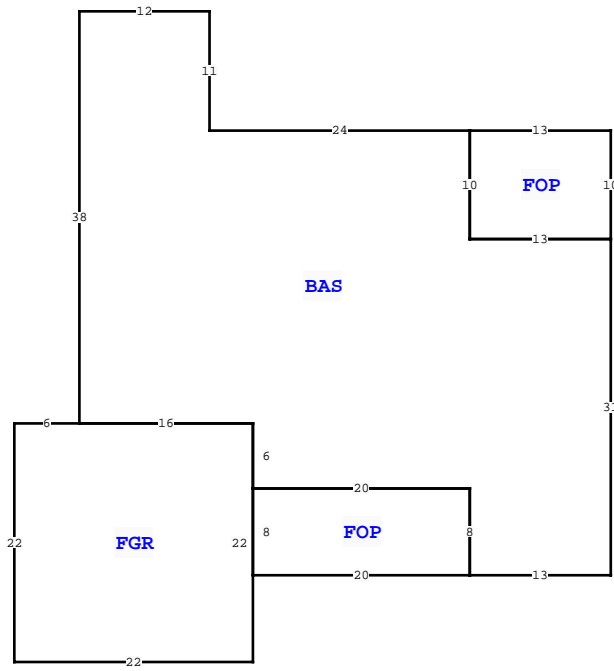


WD 1088-442, WD 1349-248, WD 144

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 Floo	13	LAM/VNLPLK	80		
Interior Floo	15	HARDTILE	20		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2.5	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
Architectual	05	CONV	100		
Units		0	100		
Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	11416.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,627	100		1,627	211,907
FGR	484	55		266	34,645
FOP	130	30		39	5,079
FOP	160	30		48	6,251
TOTALS	2,401			1,980	257,884

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,980	126.4032	141.57	280,309	2017	2017	0	0	8.00	92.00	
1 SINGLE FAM			0% - 2026	Heated Area: 1627			HX Base Yr					



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE			257,884	
TOTAL MARKET OB/XF VALUE			3,080	
TOTAL LAND VALUE - MARKET			35,000	
TOTAL MARKET VALUE			295,964	
SOH/AGL Deduction			0	
ASSESSED VALUE			295,964	
TOTAL EXEMPTION VALUE			0	
BASE TAXABLE VALUE			295,964	
TOTAL JUST VALUE			295,964	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			298,767	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
34765	SFR	729	12/20/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1446/189	8/27/2021	WD Q	Q	I	01	255,000
GRANTOR: PAYNE BETH D						
GRANTEE: GOTTSCHALK RICK						
1349/0248	11/30/2017	WD Q	Q	I	01	192,000
GRANTOR: MICHAEL STREICHER						
GRANTEE: BETH D PAYNE						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/14/2026	MLU

BUILDING NOTES	
BAS= W24 N11 W12 S38 FGR= W6 S22 E22 N22 W16\$ E16 S6 FOP= S8 E20 N8 W20\$ E20 S8 E13 N31 FOP= N10 W13 S10 E13\$ W13 N10\$.	

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	790.00	UT	2.00	2.00	100	2017	2017	3	100	1,580	
2	0120	CLFENCE	4	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	

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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000								