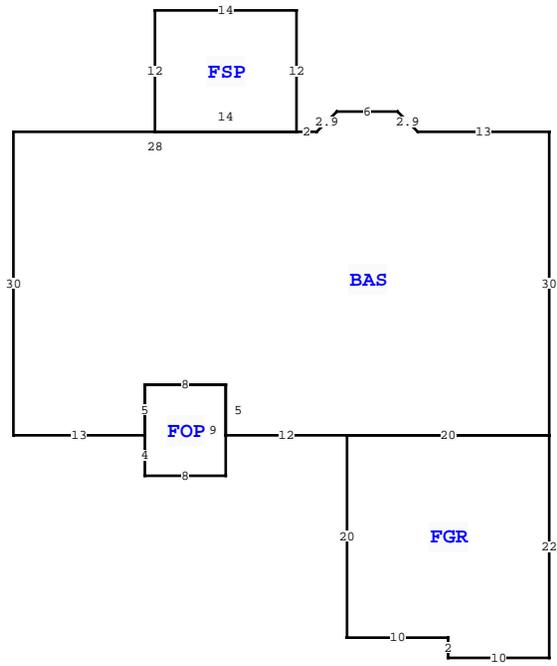




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	19	COMMON BRK	100		
Roof Structur	08	IRREGULAR	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	13	LAM/VNLPLK	80		
Interior Floo	15	HARDTILE	20		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	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	1,566	100		1,566	210,369
FGR	420	55		231	31,031
FOP	72	30		22	2,955
FSP	168	40		67	9,001
TOTALS	2,226			1,886	253,356

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	CV	NORM	% COND
1	SINGLE FAM	100% - 2021										
				Heated Area: 1566			HX Base Yr 2021					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		253,356	
TOTAL MARKET OB/XF VALUE		4,123	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		292,479	
SOH/AGL Deduction		89,811	
ASSESSED VALUE		202,668	
TOTAL EXEMPTION VALUE		HX HB WX SX 106,411	
BASE TAXABLE VALUE		96,257	
TOTAL JUST VALUE		292,479	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		290,695	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049062	Roof Replacement	14,000	01/22/2024
39110	SFR	0	01/06/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1410/2402	4/29/2020	LE	U	V	14	100
GRANTOR: NELLA G DURHAM (ENH L)						
GRANTEE: NAVIE R ANDREWS & D						
1410/2183	4/29/2020	WD	Q	I	01	220,000
GRANTOR: TRENT GIEBEIG CONSTRU						
GRANTEE: NELLA G DURHAM						

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	588.00	UT	2.25	2.25	100	2020	2020	3	100	1,323	
2	0296	SHED METAL	0	100	0	1.00	UT	2,800.00	2,800.00	100	2024	2023		100	2,800	
TOTALS															4,123	

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							