



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																				VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 4,000 TOTAL LAND VALUE - MARKET 324,800 TOTAL MARKET VALUE 33,704 SOH/AGL Deduction 1,321 ASSESSED VALUE 32,383 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 32,383 TOTAL JUST VALUE 328,800 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 328,800											
																				PERMIT NUM DESCRIPTION AMT ISSUED 19955 PUMP/UTPOL 30 09/11/2002											
																				SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 1490/1067 5/10/2023 LE U I 14 100 GRANTOR: BIRD PAUL D JR GRANTEE: BIRD PAUL D JR (ENH 0950/2046 4/03/2002 WD Q V 03 200,000 GRANTOR: SOUTHERN TIMBER VENTU GRANTEE: PAUL D BIRD JR											
TOTALS																				BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/14/2025 MLU											
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	9946	Well	0 0	0 0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000																	
LAND DESCRIPTION																															
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	5600	A	TIMBER 3	0			0.00	0.00	104.00	AC		1.00	1.00	1.00	281.00	281.00	29,224														
2	5910	A	SWAMP/CYPRES	0			0.00	0.00	12.00	AC		1.00	1.00	1.00	40.00	40.00	480														
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	116.00	AC		1.00	1.00	1.00	2,800.00	2,800.00	324,800														
REVIEW DATE 04/11/2023 BY kellen Total Acres: 116.00 Total Land Value: 29,704 Market: 324,800 Agricultural: 29,704 Common: 0 PRINTED 06/09/2026 BY SYS																															