



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	90
Exterior Wall	08	WD OR PLY	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1.5	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	01
NEIGHBORHOOD/LOC	12415.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,056	100	
FOP	68	30	
FST	72	55	
FST	264	55	
USP	528	35	
TOTALS	1,988		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	0%	- 2023									Heated Area: 1056 HX Base Yr	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			130,740
TOTAL MARKET OB/XF VALUE			820
TOTAL LAND VALUE - MARKET			20,000
TOTAL MARKET VALUE			151,560
SOH/AGL Deduction			0
ASSESSED VALUE			151,560
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			151,560
TOTAL JUST VALUE			151,560
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			149,560

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1476/946	9/27/2022	WD	U	I	18	112,000
GRANTOR: US BANK NATIONAL ASSO						
GRANTEE: MONPAR INVESTMENT C						
1460/363	2/15/2022	QC	U	I	11	143
GRANTOR: NATIONSTAR MORTGAGE L						
GRANTEE: US BANK NATIONAL AS						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00

TOTAL OB/XF																								
820																								
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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	20,000.00	20,000.00	20,000							

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS= W12 USP= N12 W44 S12 E44\$ W32 FST= W12 S6 E12 N6\$S6 FST= W12 S22 E12 N22\$ S18FOP= S4 E17 N4 W17\$ E44 N24\$.			