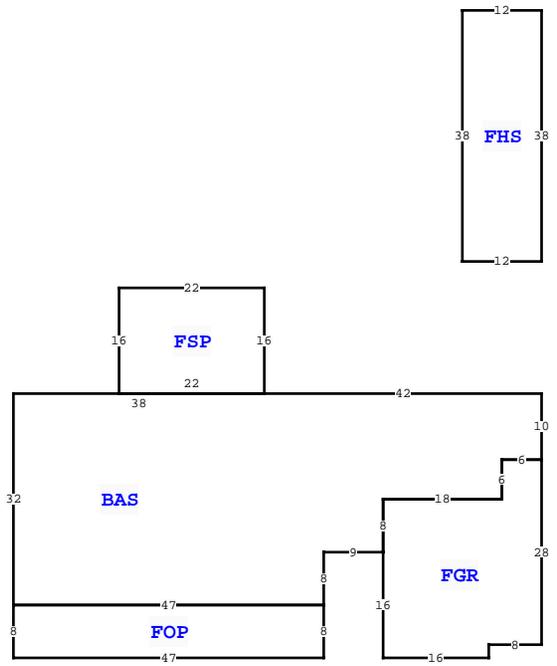


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	19	COMMON BRK	90		
Exterior Wall	31	VINYL SID	10		
Roof Structure	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	80		
Interior Wall	04	PLYWOOD	20		
Interior Floor	12	HARDWOOD	80		
Interior Floor	15	HARDTILE	20		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		3	100		
Frame	03	MASONRY	100		
Stories	1.5	1.5	100		
Architectural	05	CONV	100		
Units		0	100		
Condition Adj	02	02	100		
Kitchen Adjus	01	01	100		
Quality	05	05			
DOR CODE	5000	IMPROVED AG			
MAP NUM		MKT AREA	01		
NEIGHBORHOOD/LOC	12415.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,068	100		2,068	193,600
FGR	596	55		328	30,707
FHS	456	60		274	25,651
FOP	376	30		113	10,578
FSP	352	40		141	13,200
TOTALS	3,848			2,924	273,736

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,924	110.4232	125.88	368,073	2000	2000	0	0	0	25.63	74.37
1 SINGLE FAM			0% - 2025	Heated Area: 2524			HX Base Yr					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		273,736	
TOTAL MARKET OB/XF VALUE		43,570	
TOTAL LAND VALUE - MARKET		110,800	
TOTAL MARKET VALUE		336,624	
SOH/AGL Deduction		0	
ASSESSED VALUE		336,624	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		336,624	
TOTAL JUST VALUE		428,106	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		414,224	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047377	New Residential C	246,400	04/30/2024
40663	GENERATOR	0	10/05/2020
33474	ADDN SFR	65	10/20/2015
7544	SFR	49,000	09/01/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1519/2692	7/25/2024	WD	Q	I	01	450,000

GRANTOR: DRYDEN EDWARD  
GRANTEE: WILLIAMS KENNETH LA  
1478/275 8/23/2022 LE U I 14 100  
GRANTOR: DRYDEN EDWARD  
GRANTEE: DRYDEN JOHN EDWARD

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	1,080.00	UT	1.40	1.40	100	0	0	3	100	1,512	
2	0281	POOL R/FIB	0	0	12	24	288.00	UT	65.00	65.00	100	2005	2005	3	47	8,798	
3	0282	POOL ENCL	0	0	22	40	880.00	UT	15.00	15.00	100	2005	2005	3	40	5,280	
4	0282	POOL ENCL	0	0	22	40	880.00	UT	15.00	15.00	100	2005	2005	3	40	5,280	
5	0294	SHED WOOD/	0	0	12	22	264.00	UT	10.00	10.00	100	2016	2016	3	100	2,640	
6	0020	BARN, FR	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	3,600	
7	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	1,200	
8	0210	GARAGE U	0	0	26	28	728.00	UT	10.00	10.00	75	2016	2016	3	75	5,460	
9	0265	PRCH, UEP	0	0	12	24	288.00	UT	25.00	25.00	75	2016	2016	3	75	5,400	
10	0200	GARAGE F	0	0	0	0	1.00	UT	200.00	200.00	100	2021	2020		100	200	

TOTAL OB/XF																								
39,370																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH 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	2.00	AC		1.00	1.00	1.00	8,000.00	8,000.00	16,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	11.85	AC		1.00	1.00	1.00	280.00	280.00	3,318							
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	11.85	AC		1.00	1.00	1.00	8,000.00	8,000.00	94,800							

BUILDING NOTES												
BAS=[ORIG=0,0] W42 W38 S32 E47 N8 E9 N8 E18 N6 E6 N10 \$ FGR=[ORIG=-24,24] S16 E16 N2 E8 N28 W6 S6 W18 S8 \$ FHS=[ORIG=0,-20] N38 W12 S38 E12 \$ FOP=[ORIG=-80,32] S8 E47 N8 W47 \$ FSP=[ORIG=-42,0] N16 W22 S16 E22 \$												

REVIEW DATE 03/18/2026 BY robin Total Acres: 13.85 Total Land Value: 19,318 Market: 94,800 Agricultural: 3,318 Common: 16,000 PRINTED 05/08/2026 BY SYS																								
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