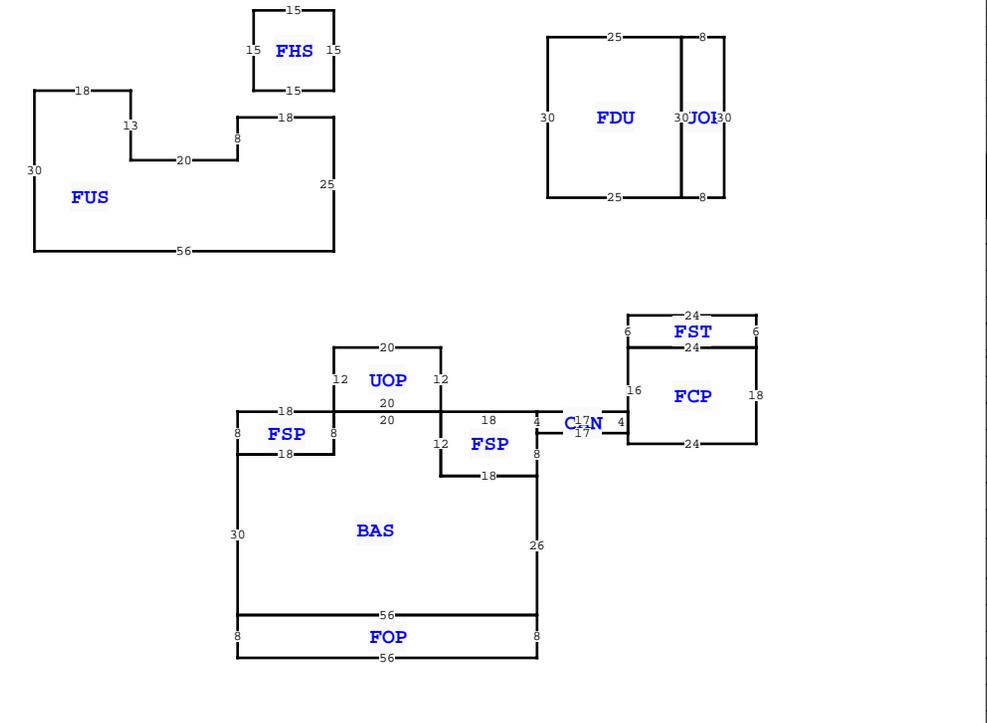


ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG. 100
Roof Structur	08	IRREGULAR 100
Roof Cover	12	MODULAR MT 100
Interior Wall	06	CUST PANEL 60
Interior Wall	05	DRYWALL 40
Interior Floor	14	CARPET 60
Interior Floor	12	HARDWOOD 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		3.5 100
Frame	01	NONE 100
Stories	2.	2. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	4,264	133.6450	149.68	638,236	1997	1997	0	0	0	28.00	72.00



** This building has 12 Sub-Areas

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2025
INC DATE		AG DATE	MLU

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,768	100		1,768	190,536
CAN	68	30		20	2,156
FCP	432	25		108	11,639
FDU	750	60		450	48,496
FHS	225	60		135	14,549
FOP	448	30		134	14,441
FSP	144	40		58	6,250
FSP	216	40		86	9,268
FST	144	55		79	8,514
FUS	1,330	100		1,330	143,333
TOTALS	6,005			4,264	459,530

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	20	25	500.00	UT	1.50	100	1997	1997	3	100	750	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	100	1997	1997	3	100	2,000	
3	0280	POOL R/CON	0	100	16	30	480.00	UT	70.00	100	2000	2000	3	40	13,440	
4	0166	CONC, PAVMT	0	100	0	0	1,140.00	UT	1.50	100	2000	2000	3	100	1,710	
5	0060	CARPOT F	0	100	16	20	320.00	UT	5.00	100	2005	2005	3	100	1,600	
6	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	100	2026	2025		95	5,700	

TOTAL OB/XF																
25,200																

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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	3,000.00	3,000.00	3,000							
2	5600	A	TIMBER 3	0		00	0.00	0.00	39.00	AC		1.00	1.00	1.00	281.00	281.00	10,959							
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	39.00	AC		1.00	1.00	1.00	3,000.00	3,000.00	117,000							

COLUMBIA COUNTY PROPERTY VALUATION SUMMARY																								
PAGE 1 of 1																								
VALUATION BY															STANDARD									
Tax Group: 3															Tax Dist:									
BUILDING MARKET VALUE															459,530									
TOTAL MARKET OB/XF VALUE															25,200									
TOTAL LAND VALUE - MARKET															120,000									
TOTAL MARKET VALUE															498,689									
SOH/AGL Deduction															152,399									
ASSESSED VALUE															346,290									
TOTAL EXEMPTION VALUE															HX HB 51,411									
BASE TAXABLE VALUE															294,879									
TOTAL JUST VALUE															604,730									
NCON VALUE															0									
INCOME VALUE																								
PREVIOUS YEAR MKT VALUE															605,412									

PERMIT NUM	DESCRIPTION	AMT	ISSUED
53574	Generator		07/14/2025
000053574	Generator		07/14/2025
34121	ADDN SFR	335	06/08/2016
26437	MAINT/ALTR	215	11/19/2007
16361	POOL	100	12/03/1999
10928	SFR	470	03/25/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1103/1694	10/26/2006	WD	Q	V	01	2,500

GRANTOR: BRADLEY N & BETSY S D						
GRANTEE: HAGLER DOUGLAS S &						
0625/0272	5/16/1987	WD	U	V		53,100
GRANTOR: ROSSIE WILLIAM H &						
GRANTEE: HAGLER DOUGLAS S &						

BUILDING NOTES

BUILDING DIMENSIONS
FSP= W18 S8 E18 N8\$ BAS= S8 W18 S30 FOP= S8 E56 N8 W56\$ E56 N26 FSP= N8 CAN= E17 FCP= S2 E24 N18 FST= N6 W24 S6 E24\$ W24 S16 \$ N4 W17 S4\$ N4W18 S12 E18\$ W18 N12 UOP= N12 W20 S12 E20\$ W20\$ PTR= N30 FUS= N25 W18 S8 W20 N13 W18 S30 E56 \$ S30\$ PTR= N40 E40 FDU= E25 UOP= E8 N30 W8 S30\$ N30 W25 S30\$ S40 W40\$ PTR= N60 FHS= N15 W15 S15 E15\$ S60\$.