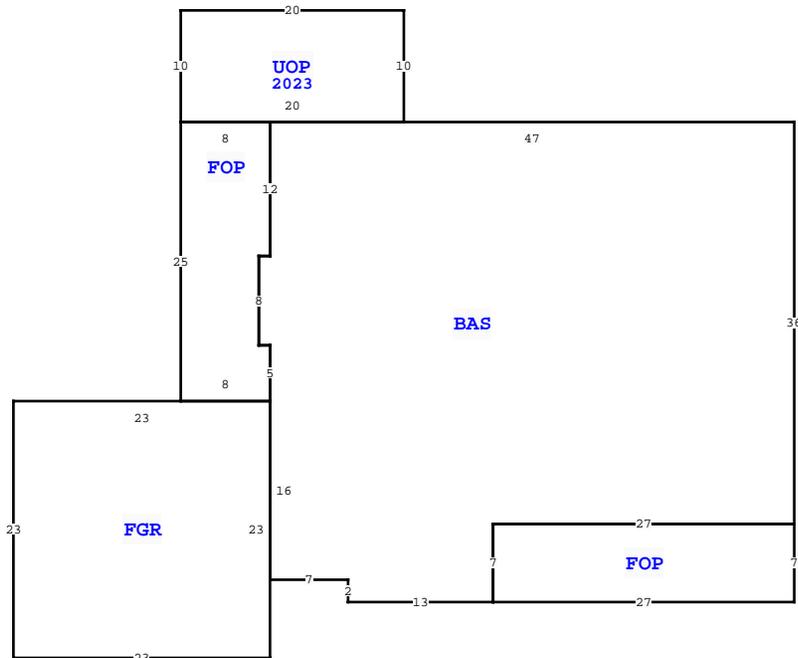


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	08 IRREGULAR 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 90
Interior Floo	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
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	06 06
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 02

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,272	120.3741	137.23	311,787	1994	1994	0	0	35.00	65.00
1 SINGLE FAM 100% - 2023 Heated Area: 1826 HX Base Yr 2023											



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	202,662			
TOTAL MARKET OB/XF VALUE	1,577			
TOTAL LAND VALUE - MARKET	65,000			
TOTAL MARKET VALUE	269,239			
SOH/AGL Deduction	35,502			
ASSESSED VALUE	233,737			
TOTAL EXEMPTION VALUE	HX HB VX 56,411			
BASE TAXABLE VALUE	177,326			
TOTAL JUST VALUE	269,239			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	255,679			

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1467/1723	5/20/2022	WD	Q	I	01	330,000
GRANTOR: CROPPER MASTIN T						
GRANTEE: VERNON ROBERT LEROY						
1350/1959	12/21/2017	WD	U	I	12	118,700
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: MASTIN T & JODY M C						

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,826	100		1,826	162,878
FGR	529	55		291	25,957
FOP	189	30		57	5,084
FOP	192	30		58	5,173
UOP	200	20	2023	40	3,568
TOTALS	2,936			2,272	202,662

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC,PAVMT	0	100	0	1,051.00	UT	1.50	1.50	100	0

TOTAL OB/XF												1,577												
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	0100	C	SFR	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							

BUILDING NOTES											
BAS=[ORIG=0,0] W47 S12 W1 S8 E1 S5 S16 E7 S2 E13 N7 E27 N36 \$											
FGR=[ORIG=-47,25] W23 S23 E23 N23 \$											
FOP=[ORIG=-47,0] W8 S25 E8 N5 W1 N8 E1 N12 \$											
FOP=[ORIG=-27,43] E27 N7 W27 S7 \$											
UOP=[YR=2023;ORIG=-55,-10] S10 E20 N10 W20 \$											

LAND DESCRIPTION												TOTAL OB/XF												1,577
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	0100	C	SFR	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							