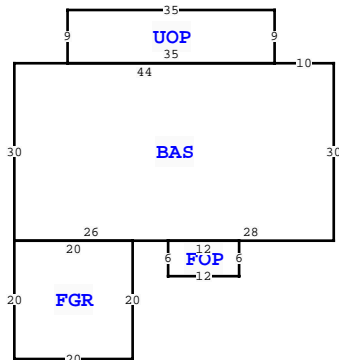
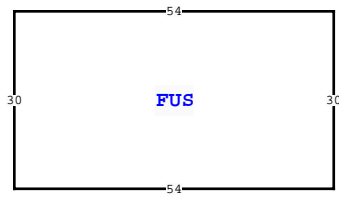




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	60
Exterior Wall	16	WD FR STUC	40
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		4.5	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Quality	05	05	
DOR CODE	0201 MODULAR HOME		
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	13216.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,620	100	
FGR	400	55	
FOP	72	30	
FUS	1,620	100	
UOP	315	20	
TOTALS	4,027		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0210	01	3,545	103.9300	97.69	346,311	2007	2007	0	0	45.00	55.00
1 MODULAR 1 100% - 2016 Heated Area: 3240 HX Base Yr 2016											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		190,471	
TOTAL MARKET OB/XF VALUE		18,890	
TOTAL LAND VALUE - MARKET		117,000	
TOTAL MARKET VALUE		326,361	
SOH/AGL Deduction		106,571	
ASSESSED VALUE		219,790	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		168,379	
TOTAL JUST VALUE		326,361	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		314,494	
SALE:4:1: 18 AC TOTAL (13 AC IN SEC 13 -2S 16)			
SALE:1:1: 18 ACRES (5 AC IN SEC 18-2S-17)			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
26394	SFR	275	11/06/2009
27736	PUMP/UTPOL	50	04/09/2009
15345	PUMP/UTPOL	30	04/06/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1171/1707	4/21/2009	WD	U	V	11	100
GRANTOR: BULLARD						
GRANTEE: THRIFT						
1137/2335	12/06/2007	WD	Q	I	01	100
GRANTOR: CARL BULLARD						
GRANTEE: THRIFT						

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	0294	SHED WOOD/	0	100	6	8	48.00	UT	7.50	7.50	50	2003	2003	3	50	180	
2	0166	CONC, PAVMT	0	100	28	30	840.00	UT	2.50	2.50	100	2008	2008	3	100	2,100	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0070	CARPORT UF	0	100	18	20	360.00	UT	2.00	2.00	100	2008	2008	3	100	720	
5	0060	CARPORT F	0	100	20	20	400.00	UT	4.50	4.50	100	2008	2008	3	100	1,800	
6	0296	SHED METAL	0	100	12	20	240.00	UT	11.00	11.00	100	2008	2008	3	100	2,640	
7	0294	SHED WOOD/	0	100	10	10	100.00	UT	7.50	7.50	100	2004	2004	3	100	750	
8	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	300	
9	0040	BARN, POLE	0	100	40	40	1,600.00	UT	2.50	2.50	85	2013	2013	3	85	3,400	
TOTAL OB/XF															18,890		

LAND DESCRIPTION																								
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	0201	C	MOD HOME	100		A-1	0.00	0.00	18.00	AC		1.00	1.00	1.00	6,500.00	6,500.00	117,000							