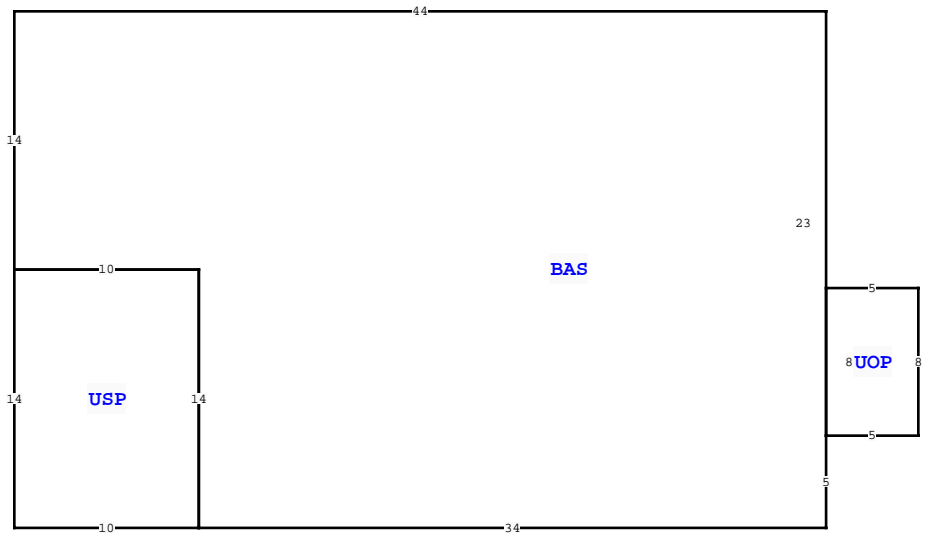


BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	05 AVERAGE 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	14 PREFIN MT 100				
Interior Wall	02 WALL BD/WD 100				
Interior Floor	09 PINE WOOD 100				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	3 100				
Bathrooms	1 100				
Frame	01 NONE 100				
Stories	1. 1. 100				
Architectural	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 03				
NEIGHBORHOOD/LOC	14215.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,092	100		1,092	76,639
UOP	40	20		8	562
USP	140	35		49	3,439
TOTALS	1,272			1,149	80,639

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SFR	PILING	0%	- 2022							
			Heated Area: 1092			HX Base Yr					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			80,639
TOTAL MARKET OB/XF VALUE			200
TOTAL LAND VALUE - MARKET			64,000
TOTAL MARKET VALUE			144,839
SOH/AGL Deduction			27,146
ASSESSED VALUE			117,693
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			117,693
TOTAL JUST VALUE			144,839
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			132,839

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1518/852	6/28/2024	QC	U	I	11	100
GRANTOR: GONZALEZ WENDY JOHRIE						
GRANTEE: BERNAL STEVEN						
1451/1140	10/28/2021	WD	Q	I	01	90,000
GRANTOR: KYZER ALBERT						
GRANTEE: BERNAL STEVEN						

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	0	10	8		0.00	100	1993	1993	3	100	200	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/12/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W44 S14 USP= S14 E10 N14 W10\$ E10 S14 E34 N5 UOP= E5 N8 W5 S8\$ N23\$.	

LAND DESCRIPTION										TOTAL OB/XF														
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		00	0.00	0.00	10.00	AC		1.00	1.00	0.80	8,000.00	6,400.00	64,000							