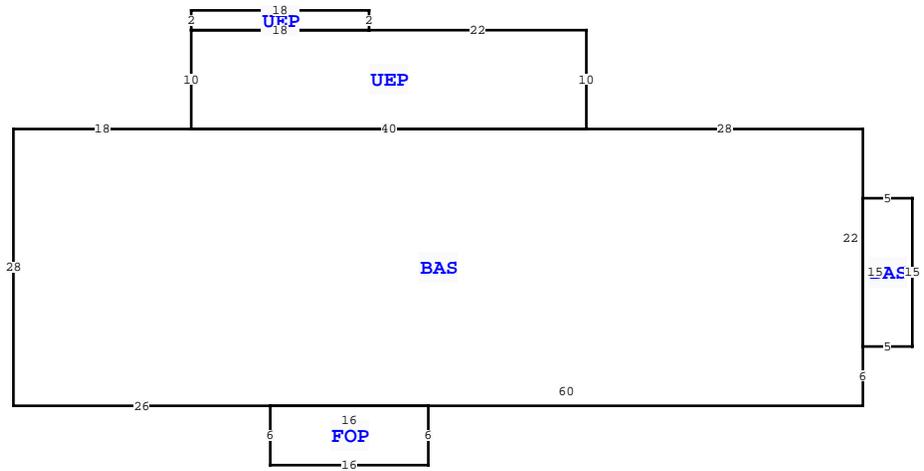


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	15 HARDTILE 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectural	05 CONV 100
Units	0 100
Condition Adj	02 02 100
Kitchen Adjus	01 01 100
Quality	05 05
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 02
NEIGHBORHOOD/LOC	14516.00 1.00/
AREA TYPE	TOTAL GROSS AREA
PCT OF BASE	YEAR
TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	75 100 75 6,002
BAS	2,408 100 2,408 192,707
FOP	96 30 29 2,321
UEP	36 60 22 1,761
UEP	400 60 240 19,207
TOTALS	3,015 2,774 221,998

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,774	108.0000	123.12	341,535	1972	1972	0	0	35.00	65.00	
1 SINGLE FAM 100% - 2020 Heated Area: 2483 HX Base Yr 2020												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	238,492		
TOTAL MARKET OB/XF VALUE	31,450		
TOTAL LAND VALUE - MARKET	76,080		
TOTAL MARKET VALUE	346,022		
SOH/AGL Deduction	118,173		
ASSESSED VALUE	227,849		
TOTAL EXEMPTION VALUE	51,411	HX HB	
BASE TAXABLE VALUE	176,438		
TOTAL JUST VALUE	346,022		
NCON VALUE	5,000		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	323,663		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044006	Storage Building	40,000	03/25/2022
000043056	Electrical Servic	0	10/27/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1398/1889	11/12/2019	WD	Q	I	01	185,000
GRANTOR: JORDAN GONZALEZ & AND						
GRANTEE: J R TRUESDALE, W B T						
1373/0126	11/20/2018	PB	U	I	18	0
GRANTOR: CLERK OF COURT						
GRANTEE: JORDAN GONZALEZ & A						

EXTRA FEATURES	
L N	OB/XF CODE
1	0021
2	0190
3	0252
4	0252
5	0252
6	0031
7	0166
8	0294
9	0296

TOTAL OB/XF													31,450		
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	0021	BARN, FR AE	0 100	16 24	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000	
2	0190	FPLC PF	0 100	0 0	1.00	UT	1,200.00	1,200.00	100	1996	1996	3	100	1,200	
3	0252	LEAN-TO W/	0 100	0 0	1.00	UT	0.00	0.00	100	2009	2009	3	100	100	
4	0252	LEAN-TO W/	0 100	0 0	1.00	UT	0.00	0.00	100	2009	2009	3	100	100	
5	0252	LEAN-TO W/	0 100	0 0	1.00	UT	0.00	0.00	100	2009	2009	3	100	50	
6	0031	BARN, MT AE	0 100	30 40	1,200.00	UT	18.00	18.00	100	2023	2022		100	21,600	
7	0166	CONC, PAVMT	0 100	0 0	1.00	UT	2,400.00	2,400.00	100	2023	2022		100	2,400	
8	0294	SHED WOOD/	0 100	0 0	1.00	UT	2,500.00	2,500.00	100	2026	2025		100	2,500	
9	0296	SHED METAL	0 100	0 0	1.00	UT	2,500.00	2,500.00	100	2026	2025		100	2,500	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W18 S28 E26 FOP= S6 E16N6 W16\$ E60 N6 BAS= E5 N15 W5S15\$ N22 W28 UEP= N10 W22 UEP= N2 W18 S2 E18\$ W18 S10 E40\$ W40\$.	

LAND DESCRIPTION		TOTAL OB/XF													31,450									
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-3	0.00	0.00	5.34	AC		1.00	1.00	1.00	12,000.00	12,000.00	64,080							
2	0200	C	MBL HM	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	12,000							

