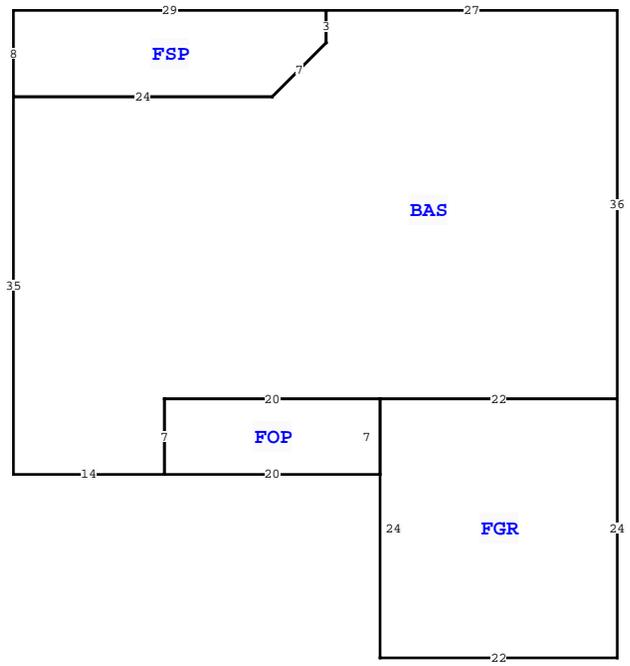


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	80
Interior Floo	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Quality	05	05	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	15316.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,895	100	
FGR	528	55	
FOP	140	30	
FSP	220	40	
TOTALS	2,783		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,315	109.5640	124.90	289,144	2009	2009	0	0	16.00	84.00
2 SINGLE FAM 100% - 2010 Heated Area: 1895 HX Base Yr 2010											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			242,881
TOTAL MARKET OB/XF VALUE			10,495
TOTAL LAND VALUE - MARKET			66,750
TOTAL MARKET VALUE			271,890
SOH/AGL Deduction			92,954
ASSESSED VALUE			178,936
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			127,525
TOTAL JUST VALUE			320,126
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			317,958

PERMIT NUM	DESCRIPTION	AMT	ISSUED
27393	SFR	50	10/20/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1157/2777	9/04/2008	WD Q	V		01	100
GRANTOR: CLARENCE H ROSSIN						
GRANTEE: WINDY R ROSSIN						
1157/2779	8/20/2008	WD Q	V		01	100
GRANTOR: TARMALL F ROSSIN						
GRANTEE: WINDY R ROSSIN						

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	0166	CONC, PAVMT	0	100	0	0	0	598.00	UT 2.50	2.50	100	2009	2009	3	100	1,495
2	0296	SHED METAL	0	100	0	0	0	1.00	UT 0.00	0.00	100	2014	2014	3	100	500
3	0030	BARN, MT	0	0	0	0	0	1.00	UT 0.00	0.00	100	2018	2018	3	100	1,500
4	9945	Well/Sept	0	100	0	0	0	1.00	UT 7,000.00	7,000.00	100			3	100	7,000

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	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	1.50	AC		1.00	1.00	1.00	11,500.00	11,500.00	17,250							
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	4.50	AC		1.00	1.00	1.00	281.00	281.00	1,264							
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	4.50	AC		1.00	1.00	1.00	11,000.00	11,000.00	49,500							

BUILDING NOTES											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											
04/22/2026 MLU											

BUILDING DIMENSIONS											
BAS=[ORIG=0,0] W27 S3 D5L5 W24 S35 E14 N7 E20 E22 N36 \$											
FGR=[ORIG=-22,36] S24 E22 N24 W22 \$											
FSP=[ORIG=-27,0] W29 S8 E24 U5R5 N3 \$											
FOP=[ORIG=-42,43] E20 N7 W20 S7 \$											