



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	15	HARDTILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual Units	05	CONV	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	15416.040	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	3,141	100	
FGR	782	55	
FOP	28	30	
FOP	276	30	
TOTALS	4,227		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	2003		510,703	2001	2001	0	0	24.00	76.00

Heated Area: 3141 HX Base Yr 2003

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		388,134	
TOTAL MARKET OB/XF VALUE		38,564	
TOTAL LAND VALUE - MARKET		42,000	
TOTAL MARKET VALUE		468,698	
SOH/AGL Deduction		144,459	
ASSESSED VALUE		324,239	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		272,828	
TOTAL JUST VALUE		468,698	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		474,763	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24088	POOL	225	01/27/2006
16924	SFR	440	05/03/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0943/0831	1/03/2002	WD P		I	99	192,900

GRANTOR: J ALAN & ROSLYN MELTO
GRANTEE: MIKE & TAMMY COLLIN

0864/0911	8/17/1998	WD Q	V			20,000
-----------	-----------	------	---	--	--	--------

GRANTOR: BLONDINA STEVENS
GRANTEE: J ALAN & ROSLYN MEL

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	2,070.00	UT	1.50	1.50	100	2001	2001	3	100	3,105	
2	0120	CLFENCE	4	0	100	0	320.00	UT	4.50	4.50	75	2001	2001	3	75	1,080	
3	0280	POOL R/CON	0	100	12	38	456.00	UT	70.00	70.00	100	2006	2006	3	51	16,279	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500	
5	0031	BARN,MT AE	0	100	0	0	1.00	UT	16,600.00	16,600.00	100	2023	2022		100	16,600	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/03/2025	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W17 FOP= W28 D4 R4 S9 E20 N9 R4 U4 \$ D4 L4 S9 W20 N9 L4 U4 W19 FGR= W22 S33 E26 N12 U4 L4 N17\$ S17 R4 D4 S12 W19 S16 E22 S4 E16 N5 E14 FOP= S4 E7 N4 W7 \$ E7 S4 E15 N3 B5 N19 E1 N9 W1 N21\$.	

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	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.20	35,000.00	42,000.00	42,000							