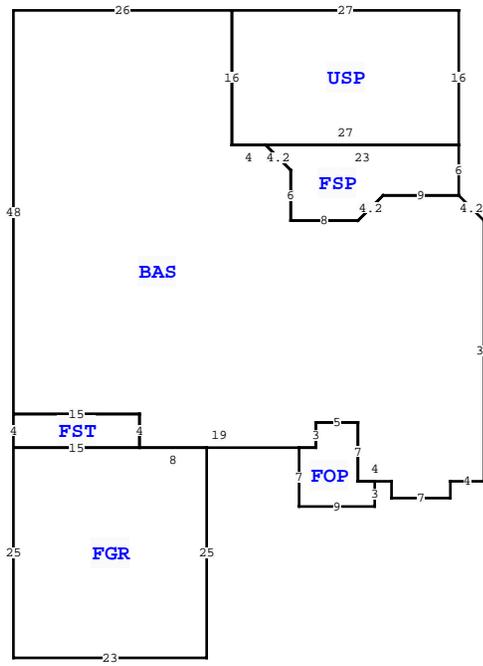


BUILDING CHARACTERISTICS					
ELEMENT	CD CONSTRUCTION				
Exterior Wall	19 COMMON BRK 100				
Roof Structur	08 IRREGULAR 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	14 CARPET 90				
Interior Floor	15 HARDTILE 10				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	4 100				
Bathrooms	3 100				
Frame	02 WOOD FRAME 100				
Stories	1. 1. 100				
Architectual	05 CONV 100				
Units	0 100				
Condition Adj	03 100				
Kitchen Adjus	01 01 100				
Quality	07 07				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	15416.050 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,256	100		2,256	257,125
FGR	575	55		316	36,016
FOP	70	30		21	2,394
FSP	153	40		61	6,952
FST	60	55		33	3,761
USP	432	35		151	17,210
TOTALS	3,546			2,838	323,457

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%	2004								
Heated Area: 2256						HX Base Yr 2004					



COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY	STANDARD	
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE	323,457	
TOTAL MARKET OB/XF VALUE	5,242	
TOTAL LAND VALUE - MARKET	35,000	
TOTAL MARKET VALUE	363,699	
SOH/AGL Deduction	125,875	
ASSESSED VALUE	237,824	
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE	186,413	
TOTAL JUST VALUE	363,699	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	362,106	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052763	Roof Replacement	10,977	03/31/2025
20264	SFR	365	12/23/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0970/1031	12/18/2002	WD	Q	V		19,900
GRANTOR: DANIEL CRAPPPS CALLWA						
GRANTEE: VIET V NGUYEN						
0970/1026	12/18/2002	WD	Q	V		19,900
GRANTOR: FRONTIER CAPITAL						
GRANTEE: DANIEL CRAPPS & CAL						

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	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	2003	2003	3	100	1,200	
2	0166	CONC, PAVMT	0	100	0	1,321.00	UT	2.00	2.00	100	2003	2003	3	100	2,642	
3	0294	SHED WOOD/	0	100	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	600	
4	0120	CLFENCE 4	0	100	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	800	

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	0100	C	SFR	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

TOTAL OB/XF											
5,242											

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W26 S48 FST= S4 E15 N4 W15 E15 S4 FGR= W15 S25 E23 N25 W8 E19 FOP= S7 E9 N3 W2 N7 W5 S3 W2 E2 N3 E5 S7 E4 S2 E7 N2 E4 N31 L3 U3 FSP= N6 USP= N16 W27 S16 E27 W23 D3 R3 S6 E8 R3 U3 E9 W9 D3 L3 W8 N6 L3 U3 W4 N16 S.											