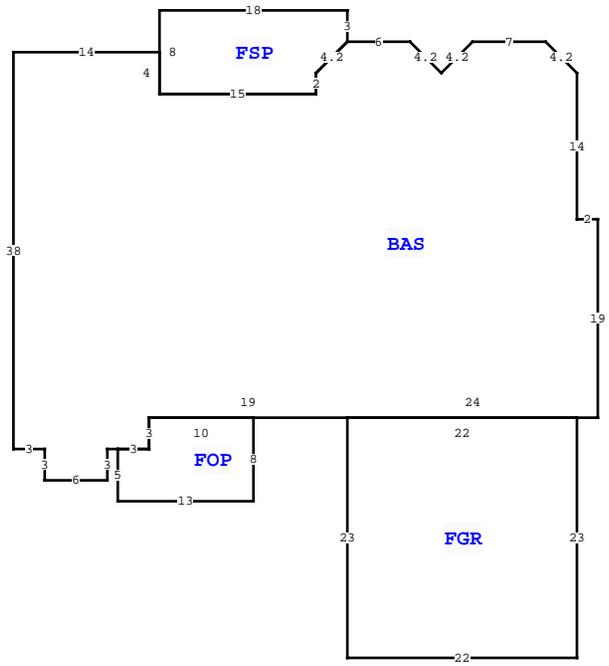




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	70
Exterior Wall	16	WD FR STUC	30
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	15	HARDTILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectural	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
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
BAS	1,932	100	
FGR	506	55	
FOP	95	30	
FSP	134	40	
TOTALS	2,667		

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%	- 2005								
Heated Area: 1932						HX Base Yr 2005					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			242,066
TOTAL MARKET OB/XF VALUE			26,984
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			304,050
SOH/AGL Deduction			102,568
ASSESSED VALUE			201,482
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			150,071
TOTAL JUST VALUE			304,050
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			305,027

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22570	POOL	140	12/07/2004
21933	SFR	585	06/04/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1030/0004	11/03/2004	WD	Q	I		180,500
GRANTOR: ERKINGER HOME BUILDER						
GRANTEE: DAVID J & SANDRA L						
1014/2527	5/07/2004	WD	Q	V		24,900
GRANTOR: CALLAWAY LAND TRUST						
GRANTEE: ERKINGER HOME BUILD						

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	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	100	2004	2004	3	100	2,000	
2	0166	CONC, PAVMT	0	100	0	1,892.00	UT	2.00	2.00	100	2004	2004	3	100	3,784	
3	0280	POOL R/CON	0	100	18	576.00	UT	70.00	70.00	100	2005	2005	3	47	18,950	
4	0169	FENCE/WOOD	0	100	0	1.00	UT	3,000.00	3,000.00	75	2005	2005	3	75	2,250	
TOTALS															26,984	

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	1.00	35,000.00	35,000.00	35,000							