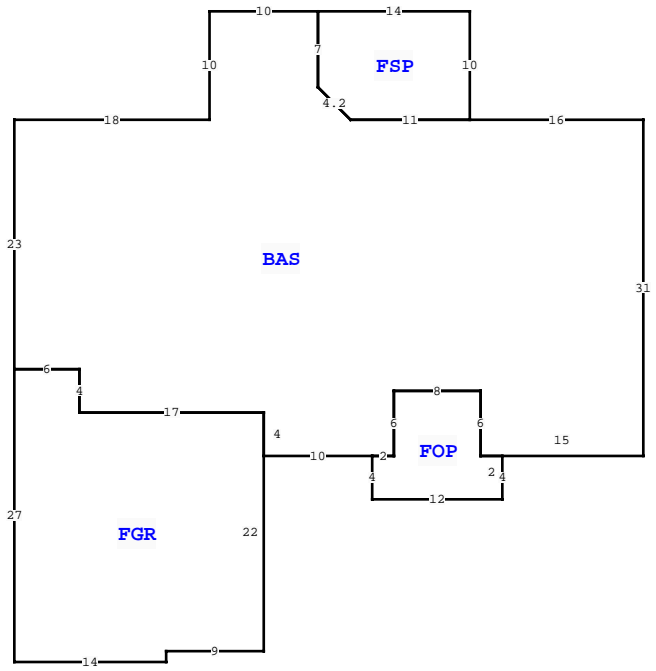


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD 70	
Exterior Wall	19	COMMON BRK 30	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	15	HARDTILE 60	
Interior Floor	14	CARPET 40	
Air Condition	03	CENTRAL 100	
Heating 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	15416.030	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,739	100	
FGR	544	55	
FOP	96	30	
FSP	136	40	
TOTALS	2,515		
TOTALS		2,121	235,213

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,121	122.2452	136.91	290,386	2006	2006	0	0	19.00	81.00
1 SINGLE FAM 100% - 2024 Heated Area: 1739 HX Base Yr 2024											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			235,213
TOTAL MARKET OB/XF VALUE			8,540
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			278,753
SOH/AGL Deduction			0
ASSESSED VALUE			278,753
TOTAL EXEMPTION VALUE	HX HB WX	56,411	
BASE TAXABLE VALUE			222,342
TOTAL JUST VALUE			278,753
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			281,657

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044302	Roof Replacement	17,820	04/27/2022
24653	SFR	575	06/22/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1498/2516	9/01/2023	WD Q	Q	I	01	295,000
GRANTOR: JACKSON CARMEN						
GRANTEE: NUNER KARIN						
1361/1910	6/04/2018	WD Q	Q	I	01	189,900
GRANTOR: STEVEN DALE TUFTS						
GRANTEE: GEORGE A JR & CARMÉ						

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	UT	3.00	3.00	100	2006	2006	3	100	5,040	
2	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2019	2019	3	100	1,000	
3	0120	CLFENCE 4	0	100	0	0	UT	0.00	0.00	100	0	0	3	100	1,500	
4	0070	CARPORT UF	0	100	0	0	UT	0.00	0.00	100	2024	2023		100	1,000	
TOTALS												8,540				

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							