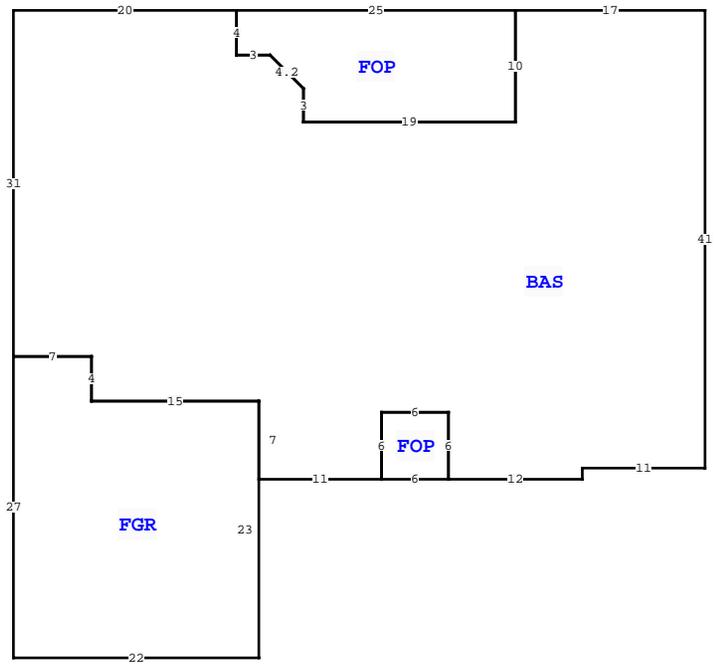


| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|---------------|------|
| ELEMENT | CD | | |
| Exterior Wall | 19 | COMMON BRK | 70 |
| Exterior Wall | 32 | HARDIE BRD | 30 |
| Roof Structure | 03 | GABLE/HIP | 100 |
| Roof Cover | 03 | COMP SHNGL | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floor | 14 | CARPET | 90 |
| Interior Floor | 08 | SHT VINYL | 10 |
| 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 |
| 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 | 15416.070 | 1.00/ | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 2,157 | 100 | |
| FGR | 534 | 55 | |
| FOP | 36 | 30 | |
| FOP | 219 | 30 | |
| TOTALS | 2,946 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | | |
|------------------------------|------------|-----------|-------------|----------------|----------------|-----|-----|------|------|------|--------|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | |
| 1 | SINGLE FAM | 0% | - 2026 | | | | | | | | | |
| Heated Area: 2157 HX Base Yr | | | | | | | | | | | | |



| COLUMBIA COUNTY PROPERTY | | | PAGE 1 of 1 | 3 |
|---------------------------|-----------|--|-------------|---|
| VALUATION SUMMARY | | | | |
| VALUATION BY | STANDARD | | | |
| Tax Group: 3 | Tax Dist: | | | |
| BUILDING MARKET VALUE | 275,106 | | | |
| TOTAL MARKET OB/XF VALUE | 8,877 | | | |
| TOTAL LAND VALUE - MARKET | 35,000 | | | |
| TOTAL MARKET VALUE | 318,983 | | | |
| SOH/AGL Deduction | 0 | | | |
| ASSESSED VALUE | 318,983 | | | |
| TOTAL EXEMPTION VALUE | 0 | | | |
| BASE TAXABLE VALUE | 318,983 | | | |
| TOTAL JUST VALUE | 318,983 | | | |
| NCON VALUE | 0 | | | |
| INCOME VALUE | | | | |
| PREVIOUS YEAR MKT VALUE | 317,487 | | | |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|------------------|--------|------------|
| 000052255 | Roof Replacement | 17,000 | 02/05/2025 |
| 24295 | SFR | 641 | 03/24/2006 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1540/2724 | 5/16/2025 | WD Q | Q | I | 01 | 380,000 |
| GRANTOR: BEDENBAUGH LOGAN BRAN | | | | | | |
| GRANTEE: CARPENTER BRADLEY | | | | | | |
| 1513/2094 | 5/01/2024 | WD U | U | I | 37 | 299,000 |
| GRANTOR: SHARP LEWIS | | | | | | |
| GRANTEE: BEDENBAUGH LOGAN BR | | | | | | |

| 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 | 0 | 0 | 1.00 | UT | 1,200.00 | 1,200.00 | 100 | 2006 | 2006 | 3 | 100 | 1,200 | |
| 2 | 0166 | CONC, PAVMT | 0 | 0 | 0 | 1,839.00 | UT | 3.00 | 3.00 | 100 | 2006 | 2006 | 3 | 100 | 5,517 | |
| 3 | 0169 | FENCE/WOOD | 0 | 0 | 0 | 320.00 | UT | 6.75 | 6.75 | 100 | 2007 | 2007 | 3 | 100 | 2,160 | |

| 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 | 0 | | RSF-2 | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 35,000.00 | 35,000.00 | 35,000 | | | | | | | |

| REVIEW DATE 06/30/2025 BY TP | | | | | | | | | | | | | | | | | | | | | | | | |
|------------------------------|--|--|--|--|--------------------------|--|--|--|--|-----------|--|--|--|--|-----------------|--|--|--|--|----------------|--|--|--|--|
| Total Acres: 0.50 | | | | | Total Land Value: 35,000 | | | | | Market: 0 | | | | | Agricultural: 0 | | | | | Common: 35,000 | | | | |