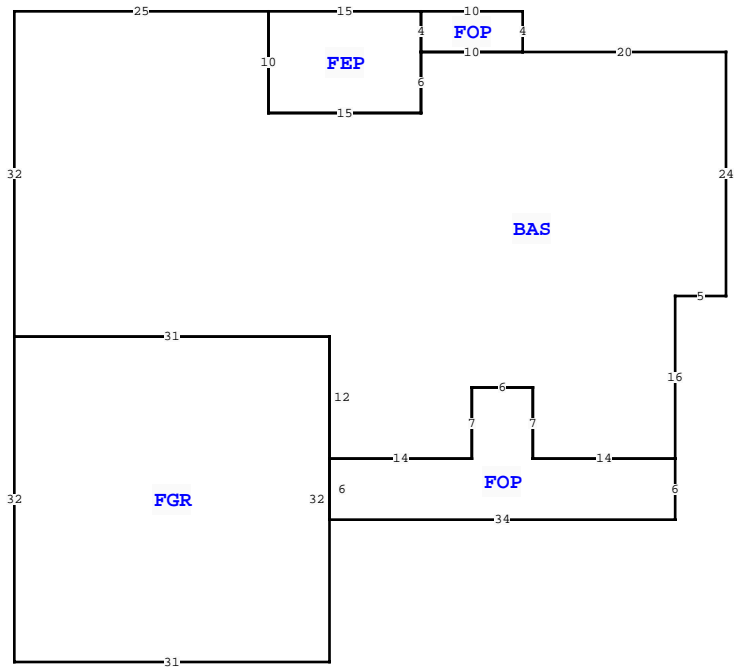


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	19	COMMON BRK	100		
Roof Structur	08	IRREGULAR	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	12	HARDWOOD	80		
Interior Floor	15	HARDTILE	20		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
Architectural	05	CONV	100		
Units		0	100		
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,316	100		2,316	306,303
FEP	150	80		120	15,870
FGR	992	55		546	72,212
FOP	40	30		12	1,588
FOP	246	30		74	9,787
TOTALS	3,744			3,068	405,759

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% - 2019									
Heated Area: 2316						HX Base Yr 2019					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			405,759
TOTAL MARKET OB/XF VALUE			32,640
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			473,399
SOH/AGL Deduction			134,159
ASSESSED VALUE			339,240
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			287,829
TOTAL JUST VALUE			473,399
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			472,062

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051440	Generator	0	11/07/2024
36022	STORAGE	173	11/21/2017
35943	SFR	1,268	10/31/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1284/0333	10/20/2014	WD	Q	V	01	10,500
GRANTOR: CORNERSTONE PARTNERS						
GRANTEE: CATHERINE H & THEOD						
1251/1253	3/20/2013	WD	U	V	37	6,000
GRANTOR: SIMONE REICHERT						
GRANTEE: CORNERSTONE PARTNER						

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	0	2,700.00	UT 2.00	2.00	100	2018	2018	3	100	5,400
2	0210	GARAGE U	0	100	30	36	0	1,080.00	UT 16.00	16.00	100	2018	2018	3	100	17,280
3	0251	LEAN TO W/	0	100	12	30	0	360.00	UT 3.50	3.50	100	2018	2018	3	100	1,260
4	0169	FENCE/WOOD	0	100	0	0	0	1.00	UT 0.00	0.00	100	2019	2019	3	100	3,000
5	0104	GENERATOR	0	100	0	0	0	1.00	UT 6,000.00	6,000.00	100	2026	2025		95	5,700

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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							