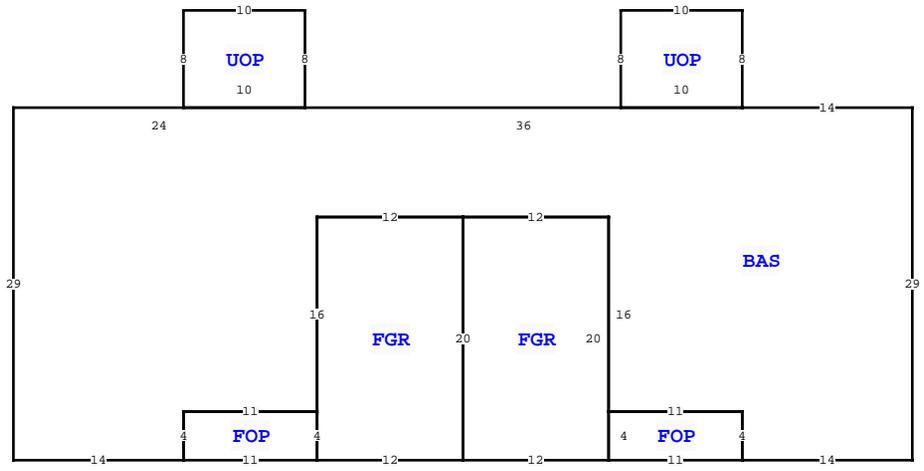


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	16	WD FR STUC	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	14	PREFIN MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	14	CARPET	90		
Interior Floo	08	SHT VINYL	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		2	100		
Bathrooms		1	100		
Frame	02	WOOD FRAME	100		
Story Height		0	100		
RMS		0	100		
Stories	0	0	100		
Units		2	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	05	05			
DOR CODE	0800	MULTI-FAM	<10		
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	15417.020	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,578	100		1,578	73,740
FGR	240	55		132	6,169
FGR	240	55		132	6,169
FOP	44	30		13	608
FOP	44	30		13	608
UOP	80	20		16	748
UOP	80	20		16	748
TOTALS	2,306			1,900	88,787

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2700	03	1,900	103.8450	93.46	177,574	1986	1986	0	0	50.00	50.00
1 DUPLEX 0% - 2022 Heated Area: 1578 HX Base Yr											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			88,787
TOTAL MARKET OB/XF VALUE			1,100
TOTAL LAND VALUE - MARKET			18,500
TOTAL MARKET VALUE			108,387
SOH/AGL Deduction			0
ASSESSED VALUE			108,387
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			108,387
TOTAL JUST VALUE			108,387
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			103,456

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1441/2554	7/09/2021	WD	Q	I	01	155,000
GRANTOR: CASTAGNA JERRY J						
GRANTEE: ANDERSON JOSHUA						
0585/0039	7/01/1985	WD	Q	V	01	8,000
GRANTOR:						
GRANTEE:						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/21/2023	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W14 UOP= N8 W10 S8 E10\$W36UOP= N8 W10 S8 E10\$ W24 S29 E14 FOP= E11 N4 W11 S4\$ N4 E11 FGR= S4 E12 N20 W12 S16\$ N16 E12 FGR= S20 E12 N20W12\$ E12 S16 FOP= S4 E11 N4 W11\$ E11 S4 E14 N29\$.	

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	0	0	0		1.00	UT	0.00		0	3	100	1,100	

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	0800	C	MULTI-FAM	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							