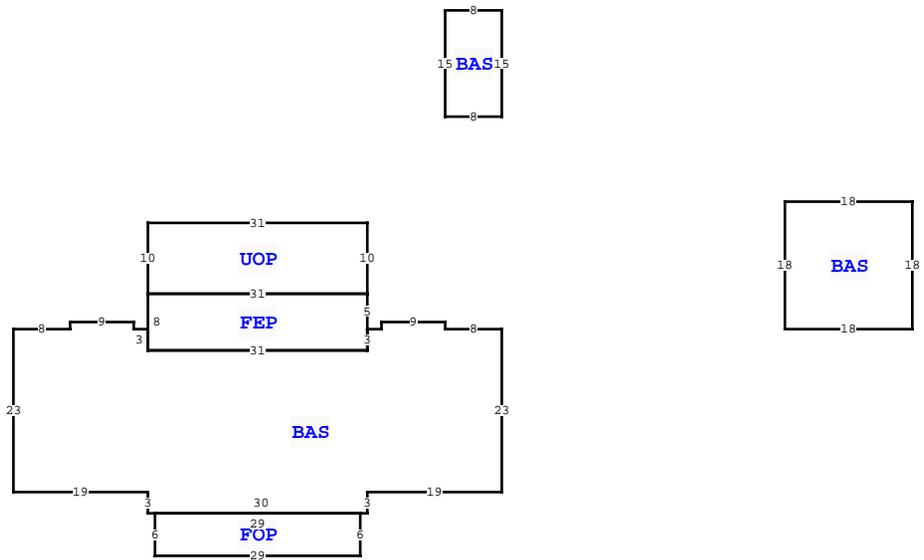


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	08	WD OR PLY 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	14	CARPET 100			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		3 100			
Frame	01	NONE 100			
Stories	1.	1. 100			
Architctual	05	CONV 100			
Units		0 100			
Condition Adj	02	02 100			
Kitchen Adjus	01	01 100			
Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	02		
NEIGHBORHOOD/LOC	15516.040	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	120	100		120	7,932
BAS	324	100		324	21,416
BAS	1,605	100		1,605	106,088
FEP	248	80		198	13,088
FOP	174	30		52	3,437
UOP	310	20		62	4,098
TOTALS	2,781			2,361	156,058

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% - 0									
Heated Area: 2049						HX Base Yr					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			156,058
TOTAL MARKET OB/XF VALUE			21,056
TOTAL LAND VALUE - MARKET			30,720
TOTAL MARKET VALUE			207,834
SOH/AGL Deduction			83,861
ASSESSED VALUE			123,973
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			72,562
TOTAL JUST VALUE			207,834
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			207,834

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047896	Roof Replacement	12,200	08/15/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/07/2025	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W8 N1 W9 S1 W2 FEP= N5 UOP= N10 W31 S10 E31\$ W31 S8 E31 N3\$ S3 W31 N3 W2 N1 W9 S1 W8 S23 E19 S3 E1 FOP= S6 E29 N6 W29\$ E30 N3 E19 N23\$ PTR= N30 BAS= N15 W8 S15 E8\$ S30\$ PTR=E40 BAS= E18 N18 W18 S18\$W40\$.	

EXTRA FEATURES												TOTAL OB/XF											
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	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1990	1990	3	40	14,336							
2	0210	GARAGE U	0	100	20	29	580.00	UT	18.00	18.00	50	1993	1993	3	50	5,220							
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,500							

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			0.00	0.00	2.56	AC		1.00	1.00	0.80	15,000.00	12,000.00	30,720							