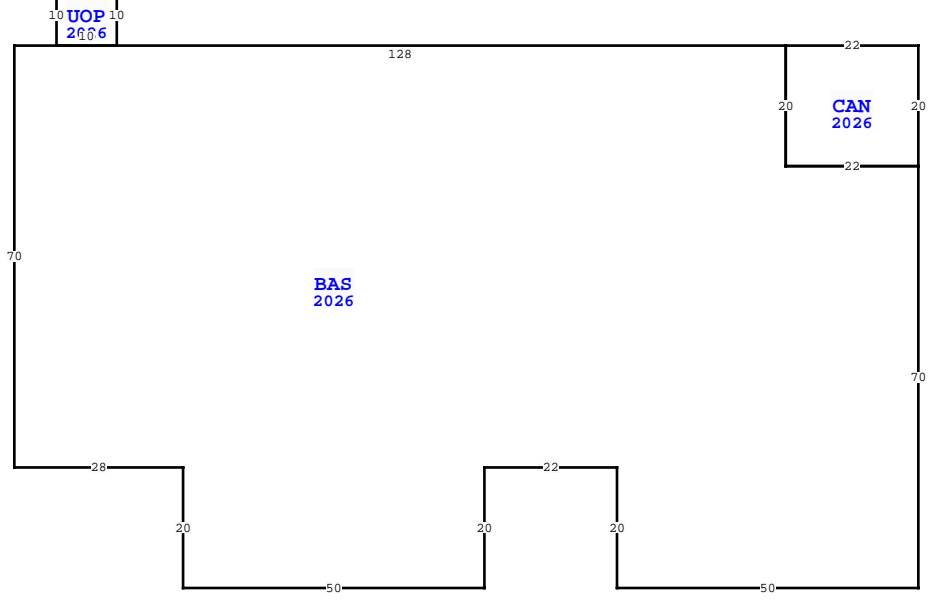




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	25	MOD METAL	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	07	NONE	100
Interior Floor	03	CONC FINSH	100
Interior Floor	00	N/A	0
Air Condition	01	NONE	100
Heating Type	01	NONE	100
Bedrooms		N/A	100
Bathrooms		N/A	100
Frame	05	STEEL	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	4100 LIGHT MANUFACTURE		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	16416.010 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	12,060	100	2026
CAN	440	30	2026
UOP	100	30	2026
TOTALS	12,600		12,222

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	PREF M B S	0%	- 2026								
Heated Area: 12060						HX Base Yr					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	0		
TOTAL MARKET OB/XF VALUE	11,650		
TOTAL LAND VALUE - MARKET	50,000		
TOTAL MARKET VALUE	61,650		
SOH/AGL Deduction	0		
ASSESSED VALUE	61,650		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	61,650		
TOTAL JUST VALUE	61,650		
NCON VALUE	6,150		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	115,500		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054767	Electrical Servic		01/05/2026

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1529/871	12/06/2024	WD Q	Q	I	01	255,000
GRANTOR: MORRISON CHRISTINE R						
GRANTEE: CABALLERO EDDIE ERN						
1454/542	11/30/2021	LE U	I	14		100
GRANTOR: MORRISON THOMAS E (EN						
GRANTEE: MORRISON CHRISTINE						

EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS
2	9946	Well	0 0	0 0	1.00 UT
3	0166	CONC, PAVMT	0 0	0 0	1.00 UT
4	0169	FENCE/WOOD	0 0	0 0	1.00 UT
5	9947	Septic	0 0	0 0	1.00 UT

TOTAL OB/XF												11,650			
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
2	9946	Well	0 0	0 0	1.00	UT	4,000.00	4,000.00	100	2025	2024		100	4,000	
3	0166	CONC, PAVMT	0 0	0 0	1.00	UT	1,500.00	1,500.00	100	2025	2024		100	1,500	
4	0169	FENCE/WOOD	0 0	0 0	1.00	UT	3,150.00	3,150.00	100	2026	2025		100	3,150	
5	9947	Septic	0 0	0 0	1.00	UT	3,000.00	3,000.00	100	2026	2025		100	3,000	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2026;ORIG=86,16] W128 S70 E28 S20 E50 N20 E22 S20 E50 N70 W22 N20 \$	
CAN=[YR=2026;ORIG=86,16] E22 S20 W22 N20 \$	
UOP=[YR=2026;ORIG=-35,6] E10 S10 W10 N10 \$	

LAND DESCRIPTION												TOTAL OB/XF												11,650			
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	4100	C	LIGHT MFG	0			0.00	0.00	5.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,000										