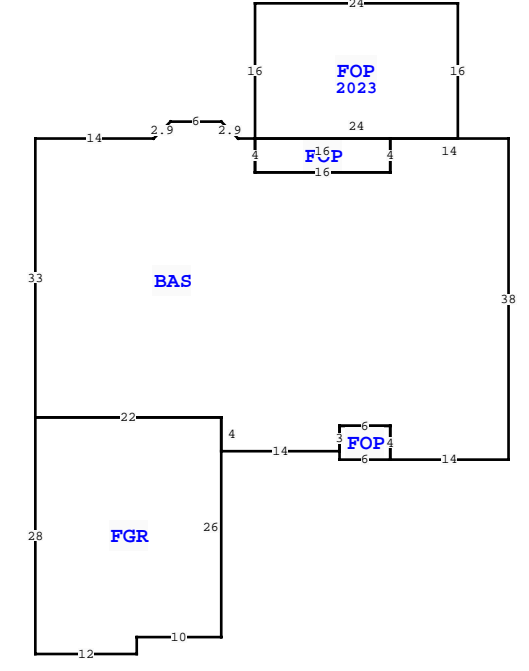


| BUILDING CHARACTERISTICS | |
|--------------------------|--------------------|
| ELEMENT | CD |
| Exterior Wall | 32 HARDIE BRD 70 |
| Exterior Wall | 19 COMMON BRK 30 |
| Roof Structure | 08 IRREGULAR 100 |
| Roof Cover | 03 COMP SHNGL 100 |
| Interior Wall | 05 DRYWALL 100 |
| Interior Floor | 13 LAM/VNLPK 70 |
| Interior Floor | 15 HARDTILE 30 |
| 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 |
| Condition Adj | 03 03 100 |
| Kitchen Adjus | 01 01 100 |
| Quality | 06 06 |
| DOR CODE | 0100 SINGLE FAMILY |
| MAP NUM | MKT AREA 06 |
| NEIGHBORHOOD/LOC | 16416.020 1.00/ |

| MARKET ADJUSTMENTS | | | | | | | | | | | | |
|--------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|-------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | |
| 0100 | 01 | 2,401 | 121.2057 | 135.75 | 325,936 | 2004 | 2004 | 0 | 0 | 0 | 21.00 | 79.00 |

1 SINGLE FAM 100% - 2023 Heated Area: 1932 HX Base Yr 2023



| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---------------|------------------|-------------|------|--------------|----------------------|
| BAS | 1,932 | 100 | | 1,932 | 207,193 |
| FGR | 596 | 55 | | 328 | 35,176 |
| FOP | 24 | 30 | | 7 | 751 |
| FOP | 64 | 30 | | 19 | 2,037 |
| FOP | 384 | 30 | 2023 | 115 | 12,333 |
| TOTALS | 3,000 | | | 2,401 | 257,489 |

| 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 | 2,016.00 | UT | 2.00 | 2.00 | 100 | 2004 | 2004 | 3 | 100 | 4,032 | |
| 2 | 0120 | CLFENCE 4 | 0 | 100 | 0 | 0 | 250.00 | UT | 7.50 | 7.50 | 100 | 2007 | 2007 | 3 | 100 | 1,875 | |
| 3 | 0169 | FENCE/WOOD | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 0.00 | 100 | 2014 | 2014 | 3 | 100 | 800 | |

| TOTAL OB/XF | | | | | | | | | | | | |
|-------------|--|--|--|--|--|--|--|--|--|--|--|--|
| 6,707 | | | | | | | | | | | | |

| LAND DESCRIPTION | | | | | | | | | | | | | | | | | | | | | | | | |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|-----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPHT 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-1 | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 35,000.00 | 35,000.00 | 35,000 | | | | | | | |

| COLUMBIA COUNTY PROPERTY | | | PAGE 1 of 1 | 3 |
|---------------------------|-----------------|--|-------------|---|
| VALUATION SUMMARY | | | STANDARD | |
| VALUATION BY | Tax Group: 3 | | Tax Dist: | |
| BUILDING MARKET VALUE | 257,489 | | | |
| TOTAL MARKET OB/XF VALUE | 6,707 | | | |
| TOTAL LAND VALUE - MARKET | 35,000 | | | |
| TOTAL MARKET VALUE | 299,196 | | | |
| SOH/AGL Deduction | 174,807 | | | |
| ASSESSED VALUE | 124,389 | | | |
| TOTAL EXEMPTION VALUE | HX HB WX 56,411 | | | |
| BASE TAXABLE VALUE | 67,978 | | | |
| TOTAL JUST VALUE | 299,196 | | | |
| NCON VALUE | 0 | | | |
| INCOME VALUE | | | | |
| PREVIOUS YEAR MKT VALUE | 302,456 | | | |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|------------------|--------|------------|
| 000054293 | Roof Replacement | 26,308 | 10/21/2025 |
| 21684 | SFR | 535 | 04/02/2004 |

| SALES DATA | | | | | | |
|-------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1562/932 | 3/05/2026 | LE U | I | I | 14 | 100 |

GRANTOR: VAUGHN PEGGY E
GRANTEE: VAUGHN PEGGY E (ENH)
1471/1236 7/15/2022 WD Q I 01 305,000
GRANTOR: PAPHIDES HOLLY L
GRANTEE: VAUGHN MICHAEL D

| BUILDING NOTES | | | | | | | | | | | | |
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|

| BUILDING DIMENSIONS | | | | | | | | | | | | |
|---|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[ORIG=0,0] W14 S4 W16 N4 W2 U2L2 W6 D2L2 W14 S33 E22 S4 E14 N3 E6 S4 E14 N38 \$ | | | | | | | | | | | | |
| FGR=[ORIG=-56,33] S28 E12 N2 E10 N26 W22 \$ | | | | | | | | | | | | |
| FOP=[ORIG=-14,0] W16 S4 E16 N4 \$ | | | | | | | | | | | | |
| FOP=[ORIG=-20,37] S1 E6 N4 W6 S3 \$ | | | | | | | | | | | | |
| FOP=[YR=2023;ORIG=-30,-16] S16 E24 N16 W24 \$ | | | | | | | | | | | | |