

BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	14	WD SHINGLE	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	04	PLYWOOD	50		
Interior Wall	05	DRYWALL	50		
Interior Floor	14	CARPET	90		
Interior Floor	08	SHT VINYL	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	01	NONE	100		
Stories	1.	1.	100		
Architectual	05	CONV	100		
Units		0	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	16417.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,872	100		1,872	152,453
FOP	96	30		29	2,361
TOTALS	1,968			1,901	154,814

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		238,176	1977	1977	0	0	35.00	65.00												
			Heated Area: 1872			HX Base Yr																	
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>04/21/2023</td> <td>MLU</td> </tr> </tbody> </table>												BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					04/21/2023	MLU
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COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION BY			VALUATION SUMMARY	
Tax Group: 2			Tax Dist:	
BUILDING MARKET VALUE			154,814	
TOTAL MARKET OB/XF VALUE			6,720	
TOTAL LAND VALUE - MARKET			22,500	
TOTAL MARKET VALUE			184,034	
SOH/AGL Deduction			89,784	
ASSESSED VALUE			94,250	
TOTAL EXEMPTION VALUE			51,411	
BASE TAXABLE VALUE			42,839	
TOTAL JUST VALUE			184,034	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			181,316	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047199	Roof Replacement	17,014	05/10/2023
29286	MAINT/ALTR	60	04/01/2011

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0435/0454	10/01/1979	03	Q	I		45,000
GRANTOR:						
GRANTEE:						
0418/0332	12/01/1978	03	Q	I		40,000
GRANTOR:						
GRANTEE:						

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	
3	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	400	
4	0296	SHED METAL	0	100	12	24	288.00	UT	5.00	5.00	100	2004	2004	3	100	1,440	
5	0060	CARPORT F	0	100	0	0	360.00	UT	3.00	3.00	100	2004	2004	3	100	1,080	
6	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	700	
7	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	600	
8	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	800	
															6,720		

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W72 S26 E22 FOP= S4 E24N4 W24\$ E50 N26\$.	

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							