

BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	19	COMMON BRK	90		
Exterior Wall	05	AVERAGE	10		
Roof Structure	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	100		
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		
Architectural Units	05	CONV	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	16417.020	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,710	100		1,710	146,651
FOP	96	30		29	2,487
FST	54	55		30	2,573
TOTALS	1,860			1,769	151,711

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%	- 2005		Heated Area: 1710					HX Base Yr	2005

COLUMBIA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY			STANDARD	
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE			151,711	
TOTAL MARKET OB/XF VALUE			1,700	
TOTAL LAND VALUE - MARKET			22,500	
TOTAL MARKET VALUE			175,911	
SOH/AGL Deduction			71,703	
ASSESSED VALUE			104,208	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			52,797	
TOTAL JUST VALUE			175,911	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			169,255	
LAND:1:1: 0.46 AC				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
000050220	Roof Replacement	11,600	06/26/2024	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD	SALE PRICE
1047/1329	12/01/2004	WD	Q / I / 01	100
GRANTOR: MARGARET C ST. JOHN				
GRANTEE: MARGARET C ST. JOHN				
0657/0371	7/19/1988	WD	Q / I /	52,500
GRANTOR: TIMMONS CLYDE O				
GRANTEE: ST JOHN MARGARET &				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS= W56 FST= W6 S9 E6 N9§ S9 W6 S21 E14 FOP= E24 N4 W24 S4§ N4 E24 S4 E24 N30§.				

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	0258	PATIO	0	100	0	0		1.00	UT	0.00	100	1993	1993	3	100	300
2	0296	SHED METAL	0	100	12	16		1.00	UT	0.00	100	1993	1993	3	100	500
3	0166	CONC, PAVMT	0	100	0	0		1.00	UT	0.00	100	1993	1993	3	100	600
4	0252	LEAN-TO W/	0	100	0	0		1.00	UT	0.00	100	2004	2004	3	100	100
5	0166	CONC, PAVMT	0	100	0	0		1.00	UT	0.00	100	2013	2013	3	100	200
TOTALS																

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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							