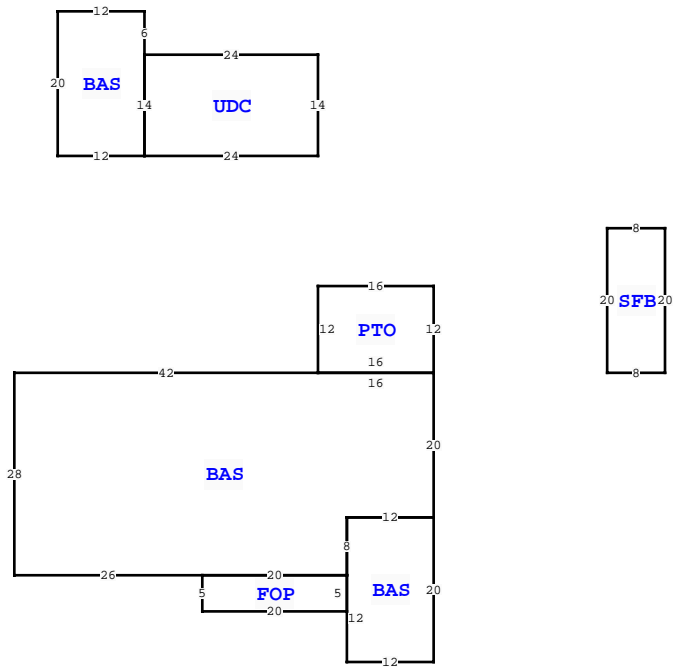




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	19	COMMON BRK	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	90		
Interior Floor	06	VINYL ASB	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		1.5	100		
Frame		N/A	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	16417.050	1.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	240	100		240	18,728
BAS	240	100		240	18,728
BAS	1,528	100		1,528	119,233
FOP	100	30		30	2,341
PTO	192	5		10	781
SFB	160	80		128	9,988
UDC	336	25		84	6,555
TOTALS	2,796			2,260	176,353

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,260	107.1850	120.05	271,313	1981	1981	0	0	35.00	65.00
1 SINGLE FAM 0% - 0 Heated Area: 2168 HX Base Yr											



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE	176,353			
TOTAL MARKET OB/XF VALUE	2,700			
TOTAL LAND VALUE - MARKET	15,000			
TOTAL MARKET VALUE	194,053			
SOH/AGL Deduction	0			
ASSESSED VALUE	194,053			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	194,053			
TOTAL JUST VALUE	194,053			
NCON VALUE	0			
INCOME VALUE	0			
PREVIOUS YEAR MKT VALUE	194,053			

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0944/1700	1/18/2002	WD	Q	I		75,700
GRANTOR: CLIPP						
GRANTEE: MCKINNEY						
0865/2036	9/11/1998	WD	Q	I		65,800
GRANTOR: MYRICK						
GRANTEE: CLIPP						

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	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	
2	0166	CONC, PAVMT	0	0	12	1.00	UT	0.00	0.00	100	1993	1993	3	100	600	
3	0120	CLFENCE 4	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
4	0166	CONC, PAVMT	0	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	600	
TOTALS															2,700	

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	DPTH 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	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	15,000							