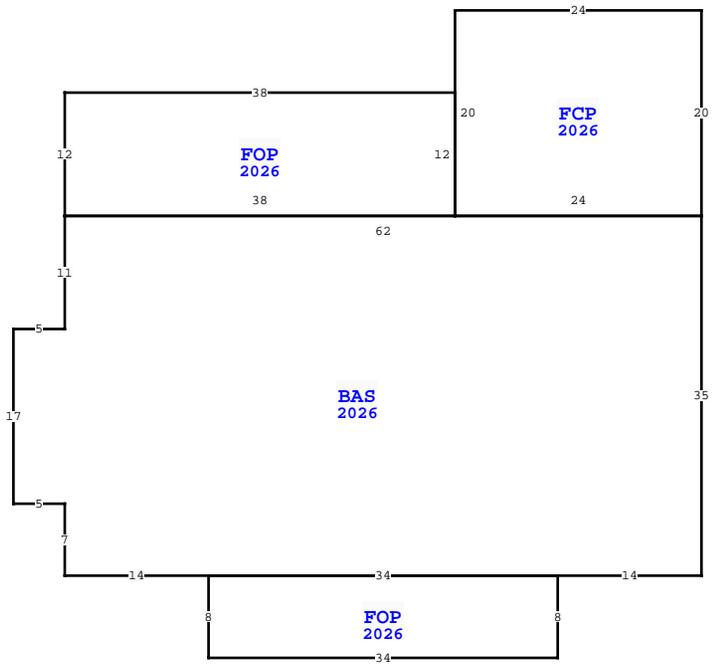




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	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	02
NEIGHBORHOOD/LOC	16717.020	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,255	100	2026
FCP	480	25	2026
FOP	272	30	2026
FOP	456	30	2026
TOTALS	3,463		

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%	- 2026								
				Heated Area: 2255			HX Base Yr 2026				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		333,277	
TOTAL MARKET OB/XF VALUE		0	
TOTAL LAND VALUE - MARKET		85,000	
TOTAL MARKET VALUE		418,277	
SOH/AGL Deduction		0	
ASSESSED VALUE		418,277	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		366,866	
TOTAL JUST VALUE		418,277	
NCON VALUE		333,277	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		70,000	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052699	New Residential C	400,000	03/25/2025
000051309	Right-of-Way Acce		10/29/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1471/690	7/15/2022	WD	Q	V	01	70,000

GRANTOR: SUMMERS NEVIN
GRANTEE: BLACKBURN RICHARD D

BUILDING NOTES	
BUILDING DIMENSIONS	
FCP=[YR=2026;ORIG=-33,-40] E24 S20 W24 N20 \$	
FOP=[YR=2026;ORIG=-71,-32] E38 S12 W38 N12 \$	
BAS=[YR=2026;ORIG=-9,-20] W62 S11 W5 S17 E5 S7 E14 E34 E14 N35 \$	
FOP=[YR=2026;ORIG=-57,15] E34 S8 W34 N8 \$	

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

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-3	0.00	0.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							