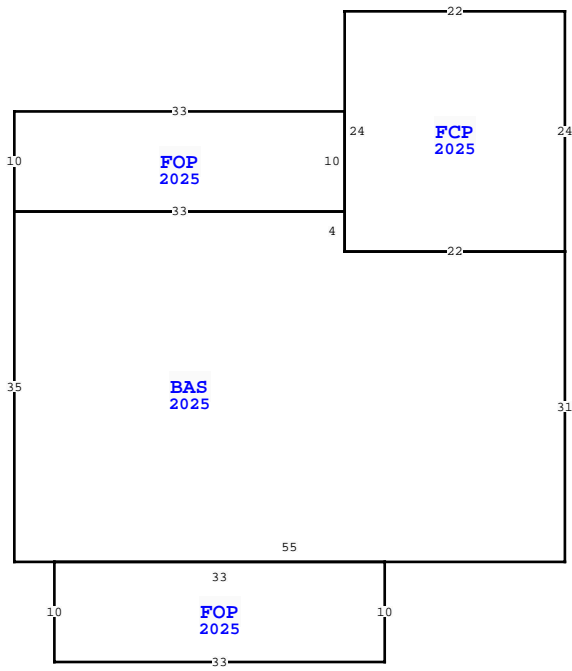


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	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	01
NEIGHBORHOOD/LOC	17316.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,837	100	2025
FCP	528	25	2025
FOP	330	30	2025
FOP	330	30	2025
TOTALS	3,025		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,167	117.4635	131.56	285,091	2024	2024	0	0	1.00	99.00
2 SINGLE FAM		100% - 2025		Heated Area: 1837		HX Base Yr 2012					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			282,240
TOTAL MARKET OB/XF VALUE			8,200
TOTAL LAND VALUE - MARKET			42,500
TOTAL MARKET VALUE			306,840
SOH/AGL Deduction			0
ASSESSED VALUE			306,840
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			255,429
TOTAL JUST VALUE			332,940
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			335,791

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049826	New Residential C	280,000	05/15/2024
27188	M H	395	07/18/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1509/127	2/26/2024	WD	U	V	11	100
GRANTOR: NASH FRANKLIN DEWAYNE						
GRANTEE: NASH TYLER R						
1223/0527	10/14/2011	WD	U	I	30	25,000
GRANTOR: HEATHER N NASH						
GRANTEE: TYLER R NASH & FRAN						

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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2018	2018	3	100	500	
2	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	100	2018	2018	3	100	400	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100			3	100	7,000	
4	0040	BARN, POLE	0	100	0	0	1.00	UT	0.00	100	2018	2018	3	100	300	

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[YR=2025;ORIG=0,0] W22 N4 W33 S35 E55 N31 \$			
FCP=[YR=2025;ORIG=-22,-24] E22 S24 W22 N24 \$			
FOP=[YR=2025;ORIG=-51,31] E33 S10 W33 N10 \$			
POP=[YR=2025;ORIG=-55,-14] E33 S10 W33 N10 \$			

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	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	15,000							
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	280.00	280.00	1,400							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	27,500							