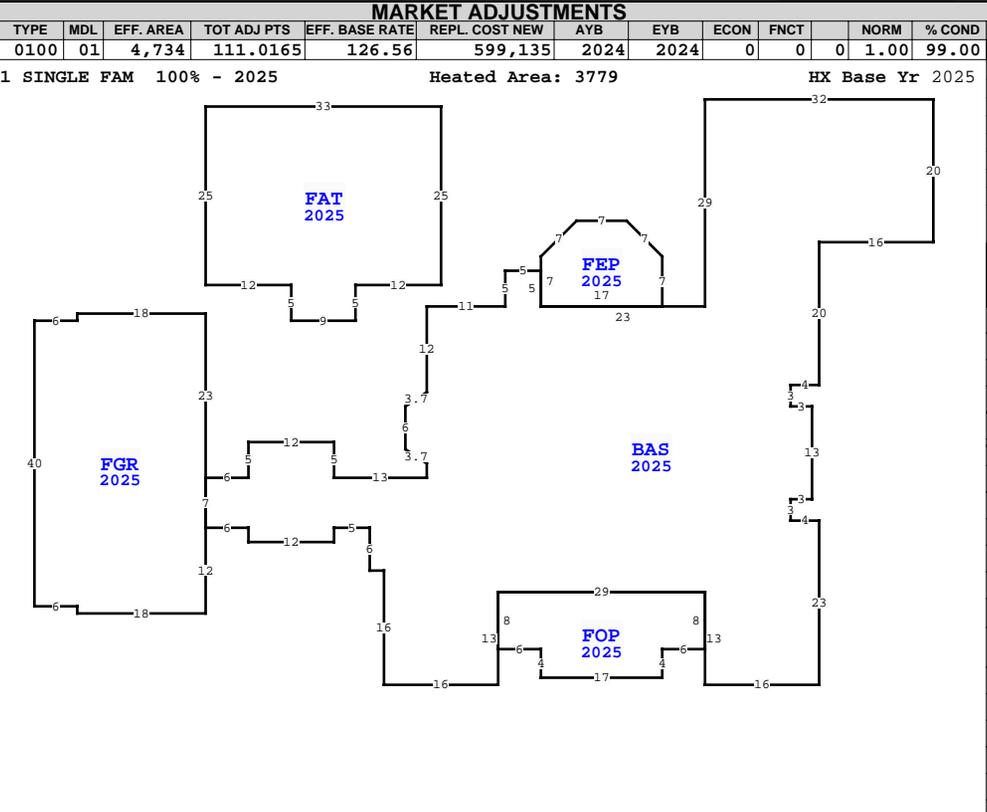


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	32 HARDIE BRD 100
Exterior Wall	00 N/A 0
Roof Structure	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNLPLK 100
Interior Floor	00 N/A 0
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100



Quality					
DOR CODE	CD				
0100	SINGLE FAMILY				
MAP NUM	MKT AREA				
	01				
NEIGHBORHOOD/LOC 17316.00 1.00/					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,779	100	2025	3,779	473,487
FAT	870	20	2025	174	21,801
FEP	179	80	2025	143	17,917
FGR	996	55	2025	548	68,661
FOP	300	30	2025	90	11,276
TOTALS	6,124			4,734	593,144

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		593,144	
TOTAL MARKET OB/XF VALUE		11,800	
TOTAL LAND VALUE - MARKET		85,500	
TOTAL MARKET VALUE		690,444	
SOH/AGL Deduction		0	
ASSESSED VALUE		690,444	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		639,033	
TOTAL JUST VALUE		690,444	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		678,801	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055296	Storage Building	5,800	03/23/2026
000055114	Right-of-Way Acce		02/25/2026
000048918	New Residential C	450,000	07/18/2024
000048627	Storage Building	14,000	11/13/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1559/1633	1/27/2026	WD	U	I	11	100
GRANTOR: CLINTON THERESA						
GRANTEE: CLINTON KENNETH						
1414/2347	7/06/2020	WD	Q	V	01	79,900
GRANTOR: RICHARD & LAURIE PERL						
GRANTEE: THERESA CLINTON						

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	6,000.00	100	2023	2022		100	6,000	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	1,800.00	100	2023	2022		100	1,800	
3	0260	PAVEMENT-A	0	100	0	0	2,000.00	UT	2.00	100	2025	2024		100	4,000	

LAND DESCRIPTION		TOTAL OB/XF 11,800																						
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	5.70	AC		1.00	1.00	1.25	12,000.00	15,000.00	85,500							

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2025;ORIG=20,-19] W32 S29 W23 N5 W5 S5 W11 S12 D2L3 S6 D2R3 S2 W13 N5 W12 S5 W6 S7 E6 S2 E12 N2 E5 S6 E2 S16 E16 N13 E29 S13 E16 N23 W4 N3 E3 N13 W3 N3 E4 N20 E16 N20 \$	
FGR=[YR=2025;ORIG=-82,11] W18 S1 W6 S40 E6 S1 E18 N12 N7 N23 \$	
FAT=[YR=2025;ORIG=-49,-18] W33 S25 E12 S5 E9 N5 E12 N25 \$	
FOP=[YR=2025;ORIG=-41,50] S8 E6 S4 E17 N4 E6 N8 W29 \$	
FEP=[YR=2025;ORIG=-23,-2] W7 D5L5 S7 E17 N7 U5L5 \$	