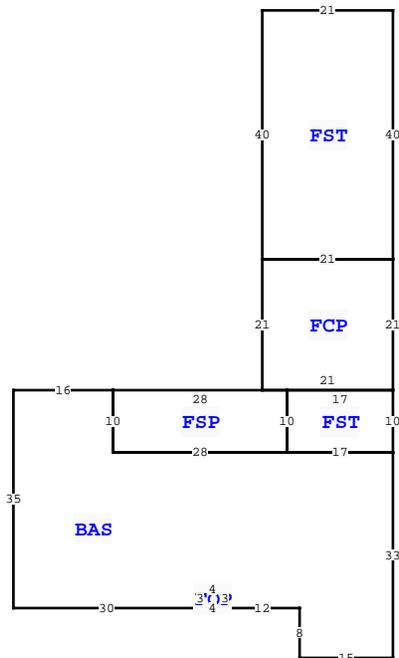




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	15	CONC BLOCK	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	80		
Interior Floor	06	VINYL ASB	20		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		3	100		
Frame	01	NONE	100		
Stories	1.	1.	100		
Architectural	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	17417.020	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,793	100		1,793	147,954
FCP	441	25		110	9,077
FOP	12	30		4	330
FSP	280	40		112	9,242
FST	170	55		94	7,756
FST	840	55		462	38,123
TOTALS	3,536			2,575	212,482

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,575	111.3600	126.95	326,896	1965	1965		0	0	35.00	65.00
1 SINGLE FAM 100% - 2026 Heated Area: 1793 HX Base Yr 2026												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		212,482	
TOTAL MARKET OB/XF VALUE		1,350	
TOTAL LAND VALUE - MARKET		25,000	
TOTAL MARKET VALUE		238,832	
SOH/AGL Deduction		86,707	
ASSESSED VALUE		152,125	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		100,714	
TOTAL JUST VALUE		238,832	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		235,100	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1481/374	12/12/2022	LE	U	I	14	100
GRANTOR: CONROY SHARON (ENH LI)						
GRANTEE: CONROY BRIAN (RMDR)						
0934/0196	8/27/2001	WD	Q	I	03	100
GRANTOR: THERA KIRBY & DONALD						
GRANTEE: JOHN & SHARON CONRO						

EXTRA FEATURES		BLD DATE		LGL DATE	
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W
1	9910	RV SITE/RE	0	100	0
2	0169	FENCE/WOOD	0	100	0

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	9910	RV SITE/RE	0	100	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	1,150	
2	0169	FENCE/WOOD	0	100	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W16 S35 E30 FOP= E4 N3W4 S3\$ N3 E4 S3 E12 S8 E15 N33FST= N10 FCP= N21 FST= N40 W21 S40 E21\$ W21 S21 E21\$ W17 S10 E17\$ W17 FSP= N10 W28 S10 E28\$ W28 N10\$.	

LAND DESCRIPTION		TOTAL OB/XF															1,350							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		00	0.00	0.00	2.50	AC		1.00	1.00	1.00	10,000.00	10,000.00	25,000							