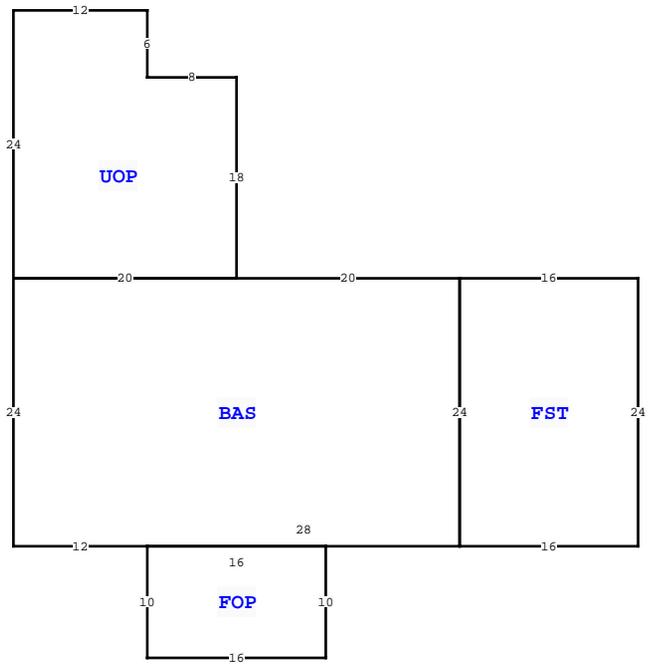


BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	05 AVERAGE 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	12 MODULAR MT 100				
Interior Wall	02 WALL BD/WD 100				
Interior Floo	09 PINE WOOD 80				
Interior Floo	14 CARPET 20				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	2 100				
Bathrooms	1 100				
Frame	01 NONE 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 02				
NEIGHBORHOOD/LOC	17717.010 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100		960	65,021
FOP	160	30		48	3,251
FST	384	55		211	14,291
UOP	432	20		86	5,825
TOTALS	1,936			1,305	88,388

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% - 2025		104.20	135,981	1950	1970	0	0	35.00	65.00
Heated Area: 960						HX Base Yr 2025					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			88,388
TOTAL MARKET OB/XF VALUE			8,300
TOTAL LAND VALUE - MARKET			25,000
TOTAL MARKET VALUE			121,688
SOH/AGL Deduction			0
ASSESSED VALUE			121,688
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			70,277
TOTAL JUST VALUE			121,688
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			120,135

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1418/2051	9/03/2020	LE U	I	I	14	100
GRANTOR: CAROLYN JANDREAU (ENH)						
GRANTEE: ROBERT JANDREAU & W						
0737/0785	12/03/1990	WD Q	I			45,000
GRANTOR: DAVID CLARK						
GRANTEE: CAROLYN JANDREAU						

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	0031	BARN,MT AE	0	100	20	21	1.00	UT	0.00	100	0	0	3	100	400	
2	0070	CARPOT UF	0	100	0	0	1.00	UT	0.00	100	2013	2013	3	100	750	
3	0294	SHED WOOD/	0	100	24	32	1.00	UT	0.00	100	2013	2013	3	100	6,900	
4	0251	LEAN TO W/	0	100	8	10	1.00	UT	0.00	100	2013	2013	3	100	250	

TOTAL OB/XF												8,300												
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		00	0.00	0.00	0.50	LT		1.00	1.00	1.00	50,000.00	50,000.00	25,000							

LAND DESCRIPTION																								
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		00	0.00	0.00	0.50	LT		1.00	1.00	1.00	50,000.00	50,000.00	25,000							