



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	80
Exterior Wall	21	STONE	20
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	09	PINE WOOD	100
Air Condition	02	WINDOW	100
Heating Type	02	CONVECTION	100
Bedrooms		3	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural Units	05	CONV	100
Condition Adj	01	01	100
Kitchen Adjus	01	01	100
Quality	02	02	
DOR CODE	0102 SFRES/MOBILE HOME		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	18416.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,450	100	
TOTALS	1,450		37,768

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
1	SINGLE FAM	0%	- 2023									
				Heated Area: 1450			HX Base Yr					
BLD DATE		LGL DATE										
XF DATE		LAND DATE	04/22/2026	MLU								
INC DATE		AG DATE										

COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			44,038
TOTAL MARKET OB/XF VALUE			8,700
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			112,738
SOH/AGL Deduction			0
ASSESSED VALUE			112,738
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			112,738
TOTAL JUST VALUE			112,738
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			106,775

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33067	RECONNECT	75	06/10/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1468/421	5/26/2022	WD U	I	I	30	70,000
GRANTOR: GERHARDT CASSIE A						
GRANTEE: RUFFO JEFFERY L						
0783/1141	12/08/1993	WD U	I	I	12	8,000
GRANTOR: BRUNO FAORO						
GRANTEE: HARRY GERHARDT						

EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS
1	0285	SALVAGE	0 0	0 0	1.00 UT 0.00
2	9947	Septic	0 0	0 0	1.00 UT 3,000.00
3	0296	SHED METAL	0 0	0 0	1.00 UT 0.00
4	0296	SHED METAL	0 0	0 0	1.00 UT 0.00
5	0296	SHED METAL	0 0	0 0	1.00 UT 0.00
6	0070	CARPORT UF	0 0	0 0	1.00 UT 0.00
7	0070	CARPORT UF	0 0	0 0	1.00 UT 0.00
8	0070	CARPORT UF	0 0	0 0	1.00 UT 0.00
9	0296	SHED METAL	0 0	0 0	1.00 UT 0.00
10	0070	CARPORT UF	0 0	0 0	1.00 UT 0.00

TOTAL OB/XF												
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q
TOTAL OB/XF VALUE 7,500												

BUILDING NOTES												
BAS= W58 S25 E58 N25\$.												

BUILDING DIMENSIONS												
BAS= W58 S25 E58 N25\$.												

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	0		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	48,000								
2	0000	C	VAC RES	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	12,000								

