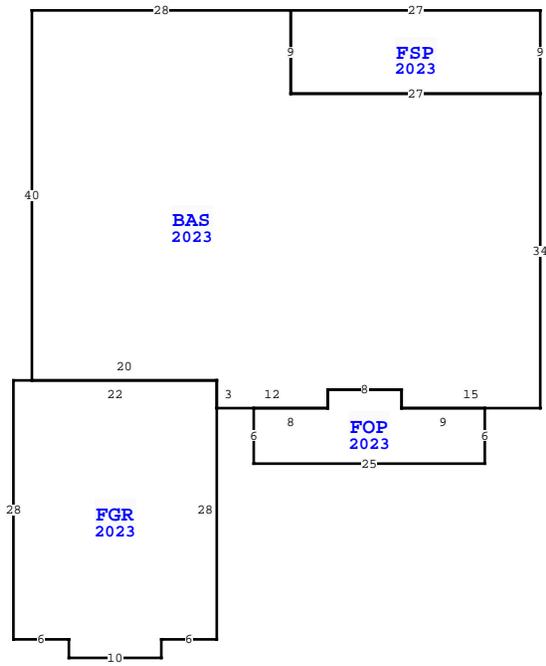


| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|---------------|------|
| ELEMENT | CD | | |
| Exterior Wall | 32 | HARDIE BRD | 100 |
| Exterior Wall | 00 | N/A | 0 |
| Roof Structure | 08 | IRREGULAR | 100 |
| Roof Cover | 03 | COMP SHNGL | 100 |
| Interior 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 | 07 | 07 | |
| DOR CODE | 0100 | SINGLE FAMILY | |
| MAP NUM | | MKT AREA | 02 |
| NEIGHBORHOOD/LOC | 18517.010 | 1.00/ | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 2,046 | 100 | 2023 |
| FGR | 636 | 55 | 2023 |
| FOP | 166 | 30 | 2023 |
| FSP | 243 | 40 | 2023 |
| TOTALS | 3,091 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | |
|--|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |
| 0100 | 01 | 2,543 | 120.7360 | 137.64 | 350,019 | 2022 | 2022 | 0 | 0 | 3.00 | 97.00 |
| 1 SINGLE FAM 100% - 2023 Heated Area: 2046 HX Base Yr 2023 | | | | | | | | | | | |



| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 | 3 |
|---------------------------|-----------|-------------|---------|
| VALUATION BY | | STANDARD | |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 339,518 |
| TOTAL MARKET OB/XF VALUE | | | 55,170 |
| TOTAL LAND VALUE - MARKET | | | 55,000 |
| TOTAL MARKET VALUE | | | 449,688 |
| SOH/AGL Deduction | | | 61,018 |
| ASSESSED VALUE | | | 388,670 |
| TOTAL EXEMPTION VALUE | HX HB | 51,411 | |
| BASE TAXABLE VALUE | | | 337,259 |
| TOTAL JUST VALUE | | | 449,688 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 442,917 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------------|---------|------------|
| 000052461 | Generator | 0 | 02/28/2025 |
| 000045450 | Screen Enclosure | 19,000 | 09/14/2022 |
| 000044813 | Swimming Pool and | 66,083 | 06/27/2022 |
| 000043605 | New Residential C | 504,300 | 01/28/2022 |
| 000039873 | New Residential C | 250,000 | 04/30/2021 |

| SALES DATA | | | | | | |
|--------------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1455/1477 | 12/20/2021 | WD | Q | V | 01 | 40,000 |
| GRANTOR: BRYAN ZECHER HOMES IN | | | | | | |
| GRANTEE: MITCHELL REX L | | | | | | |
| 1447/2141 | 9/14/2021 | WD | U | V | 11 | 100 |
| GRANTOR: EXODUS 4, LLC | | | | | | |
| GRANTEE: BRYAN ZECHER HOMES | | | | | | |

| 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 | 0166 | CONC, PAVMT | 0 | 100 | 0 | 1,080.00 | UT | 3.00 | 3.00 | 100 | 2023 | 2022 | | 100 | 3,240 | |
| 2 | 0166 | CONC, PAVMT | 0 | 100 | 0 | 570.00 | UT | 3.00 | 3.00 | 100 | 2023 | 2022 | | 100 | 1,710 | |
| 3 | 0280 | POOL R/CON | 0 | 100 | 15 | 480.00 | UT | 70.00 | 70.00 | 100 | 2023 | 2022 | | 95 | 31,920 | |
| 4 | 0282 | POOL ENCL | 0 | 100 | 25 | 1,050.00 | UT | 15.00 | 15.00 | 100 | 2023 | 2022 | | 80 | 12,600 | |
| 5 | 0104 | GENERATOR | 0 | 100 | 0 | 1.00 | UT | 6,000.00 | 6,000.00 | 100 | 2026 | 2025 | | 95 | 5,700 | |

| 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 | 100 | | PRD | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 55,000.00 | 55,000.00 | 55,000 | | | | | | | |

| 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 | 100 | | PRD | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 55,000.00 | 55,000.00 | 55,000 | | | | | | | |