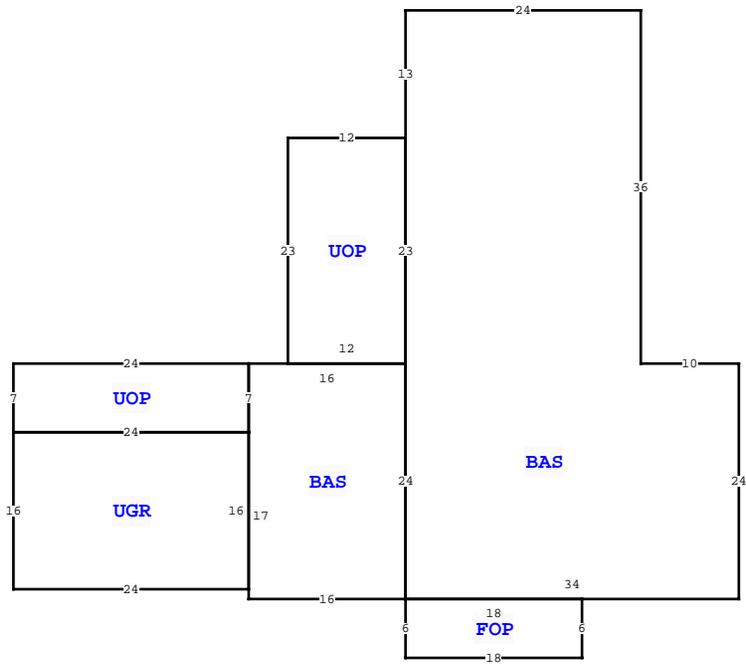


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	05	AVERAGE 50			
Exterior Wall	15	CONC BLOCK 50			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	14	PREFIN MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	12	HARDWOOD 50			
Interior Floor	14	CARPET 50			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2 100			
Frame	01	NONE 100			
Stories	1.	1. 100			
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	18717.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	384	100		384	31,779
BAS	1,680	100		1,680	139,034
FOP	108	30		32	2,648
UGR	384	45		173	14,317
UOP	168	20		34	2,814
UOP	276	20		55	4,552
TOTALS	3,000			2,358	195,144

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,358	113.6800	127.32	300,221	1984	1984	0	0	35.00	65.00
1 SINGLE FAM 100% - 0 Heated Area: 2064 HX Base Yr											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			195,144
TOTAL MARKET OB/XF VALUE			956
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			251,100
SOH/AGL Deduction			129,255
ASSESSED VALUE			121,845
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			70,434
TOTAL JUST VALUE			251,100
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			251,100

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30922	MAINT/ALTR	40	04/08/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0857/0759	4/13/1997	QC	Q	V	01	100
GRANTOR: ANA MARIA TEPEDINO, C						
GRANTEE: RICHARD ALAN & NANC						
0857/0760	4/10/1997	QC	Q	V	01	100
GRANTOR: ANA MARIA TEPEDINO, C						
GRANTEE: RICHARD ALAN & NANC						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/07/2025	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W24 S13 UOP= W12 S23 E12 N23\$ S23 BAS= W16 UOP= W24 S7 E24 N7\$ S7 UGR= W24 S16 E24 N16\$ S17 E16 N24\$ S24 FOP= S6 E18N6 W18\$ E34 N24 W10 N36\$.	

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	24	21	504.00	UT	1.50	1.50	100	1993	1993	3	100	756
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200

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	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	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							