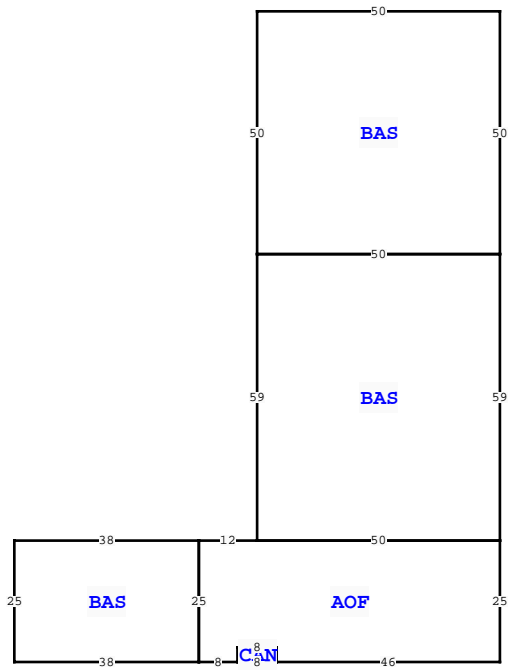


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	25	MOD METAL 100	
Roof Structur	10	STEEL FRME 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	01	MINIMUM 100	
Interior Floo	03	CONC FINSH 100	
Ceiling	03	PART.FIN. 100	
Air Condition	01	NONE 100	
Heating Type	01	NONE 100	
Plumbing	4	100	
Frame	05	STEEL 100	
Story Height	16	100	
RMS	7	100	
Stories	1.	1. 100	
Units	0	100	
Condition Adj	03	03 100	
Quality	05	05	
DOR CODE	2500 REPAIR SERVICE		
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	19317.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
AOF	1,526	150	
BAS	950	100	
BAS	2,500	100	
BAS	2,950	100	
CAN	24	30	
TOTALS	7,950		
			8,696
			185,747

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
8700	06	8,696	93.6936	35.60	309,578	1997	1997	0	0	40.00	60.00		
1 PREF M B A 0% - 2025 Heated Area: 7926 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		185,747	
TOTAL MARKET OB/XF VALUE		12,015	
TOTAL LAND VALUE - MARKET		41,400	
TOTAL MARKET VALUE		239,162	
SOH/AGL Deduction		0	
ASSESSED VALUE		239,162	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		239,162	
TOTAL JUST VALUE		239,162	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		243,274	
SALE:1:1: 2.07 AC			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
31456	COMMERCIAL	100	09/16/2013
31149	COMMERCIAL	165	06/18/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1524/1667	9/30/2024	WD	U	I	30	1,000,000
GRANTOR: SOUTHERN SPECIALIZED						
GRANTEE: FITZPARICK TRAVIS						
1246/1158	12/04/2012	QC	U	I	11	100
GRANTOR: RONALD T BUCHNER						
GRANTEE: SOUTHERN SPECIALIZE						

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	0	0	0	1,410.00	UT	1.50	1.50	100	1997	1997	3	100	2,115	
2	0140	CLFENCE	6	0	0	0	1.00	UT	0.00	0.00	100	1997	1997	3	100	3,500	
3	0260	PAVEMENT-A	0	0	80	100	8,000.00	UT	1.60	1.60	50	2011	2011	3	50	6,400	

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	2500	C	SRVC SHOPS	0		I	300.00	300.00	2.07	AC		1.00	1.00	1.00	20,000.00	20,000.00	41,400							