



BUILDING CHARACTERISTICS					
ELEMENT	CD CONSTRUCTION				
Exterior Wall	19 COMMON BRK 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	14 CARPET 90				
Interior Floor	06 VINYL ASB 10				
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	5000 IMPROVED AG				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	19417.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	638	100		638	49,714
BAS	1,711	100		1,711	133,325
FEP	240	80		192	14,961
FOP	200	30		60	4,675
TOTALS	2,789			2,601	202,675

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,601	107.0400	119.88	311,808	1983	1983	0	0	35.00	65.00	

1 SINGLE FAM 100% - 0 Heated Area: 2349 HX Base Yr

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			202,675
TOTAL MARKET OB/XF VALUE			19,336
TOTAL LAND VALUE - MARKET			42,500
TOTAL MARKET VALUE			231,991
SOH/AGL Deduction			96,445
ASSESSED VALUE			135,546
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			84,135
TOTAL JUST VALUE			264,511
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			264,511

PERMIT NUM	DESCRIPTION	AMT	ISSUED
8366	POOL	6,000	05/11/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0580/0478	12/01/1985	WD	Q	I		65,000

GRANTOR:

GRANTEE:

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/10/2025	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W12 FEP= N12 W20 S12 E20\$ W47 S29 E25 FOP= S8 E25 N8 W25\$ E34 BAS= E22 N29 W22 S29\$ N29\$.	

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	0	0	3	100	1,200	
2	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	100	1994	1994	3	40	14,336	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	100	1993	1993	3	100	800	
4	9947	Septic	0	100	0	0	1.00	UT	3,000.00	100			3	100	3,000	

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	DPTH 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		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	8,500.00	8,500.00	8,500								
2	5200	A	CROPLAND 2	0		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	370.00	370.00	1,480								
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	4.00	AC		1.00	1.00	1.00	8,500.00	8,500.00	34,000								