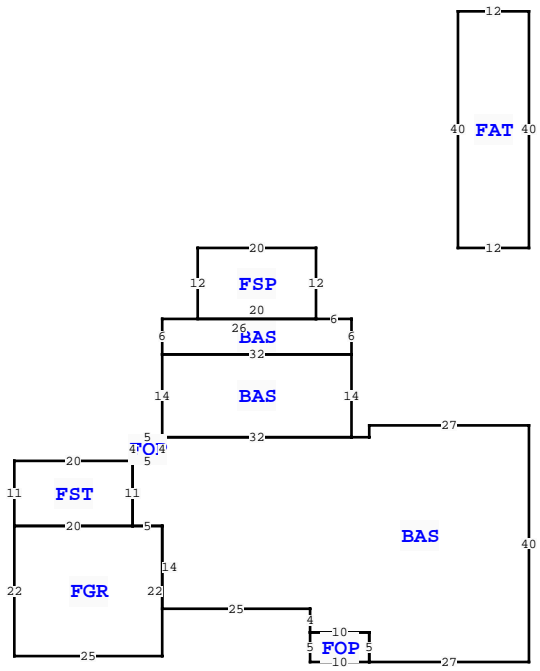


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	19	COMMON BRK	90		
Exterior Wall	05	AVERAGE	10		
Roof Structure	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	60		
Interior Floor	15	HARDTILE	40		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		4	100		
Bathrooms		2.5	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	06		
NEIGHBORHOOD/LOC	19417.030	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	192	100		192	15,687
BAS	448	100		448	36,604
BAS	2,190	100		2,190	178,934
FAT	480	20		96	7,844
FGR	550	55		302	24,675
FOP	20	30		6	490
FOP	50	30		15	1,226
FSP	240	40		96	7,844
FST	220	55		121	9,887
TOTALS	4,390			3,466	283,189

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100% - 2022									
Heated Area: 2830						HX Base Yr 2022					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			283,189
TOTAL MARKET OB/XF VALUE			12,976
TOTAL LAND VALUE - MARKET			37,000
TOTAL MARKET VALUE			333,165
SOH/AGL Deduction			49,702
ASSESSED VALUE			283,463
TOTAL EXEMPTION VALUE			101,411
BASE TAXABLE VALUE			182,052
TOTAL JUST VALUE			333,165
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			333,165

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055842	Electrical Servic		06/05/2026
000042901	Roof Replacement	22,000	10/06/2021
000042720	Roof Replacement	27,000	09/10/2021
10396	ADDN SFR	115	11/01/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1443/2631	7/30/2021	WD Q	Q	I	01	280,000
GRANTOR: HUNTER GLENN J & LAUR						
GRANTEE: ADAMS JOHNNY						
0574/0508	9/01/1985	WD Q	Q	I		79,500
GRANTOR:						
GRANTEE:						

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	0		1.00	UT 0.00	0.00	100	1993	1993	3	100	2,400
2	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	1,200.00	100	0	0	3	100	1,200
3	0020	BARN, FR	0	100	24	40		960.00	UT 5.00	5.00	100	2012	2012	3	100	4,800
4	0261	PRCH, UOP	0	100	16	50		800.00	UT 2.00	2.00	100	2012	2012	3	100	1,600
5	0251	LEAN TO W/	0	100	16	50		800.00	UT 2.00	2.00	100	2012	2012	3	100	1,600
6	0251	LEAN TO W/	0	100	12	24		288.00	UT 2.00	2.00	100	2012	2012	3	100	576
7	0258	PATIO	0	100	0	0		1.00	UT 0.00	0.00	100	2017	2017	3	100	800

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							
2	0100	C	SFR	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							