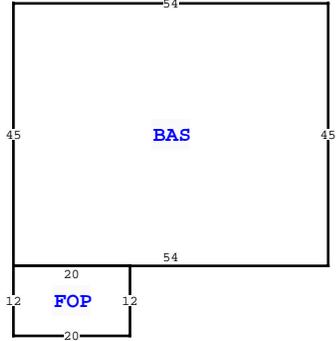
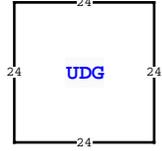


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	16	WD FR STUC	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	13	LAM/VNLPLK	50		
Interior Floor	14	CARPET	50		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		4	100		
Bathrooms		2	100		
Frame	01	NONE	100		
Stories	1.	1.	100		
Architectural Units	05	CONV	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	19717.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,430	100		2,430	205,753
FOP	240	30		72	6,096
UDG	576	55		317	26,841
TOTALS	3,246			2,819	238,690

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%	- 2026								
				Heated Area: 2430			HX Base Yr 2026				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			238,690
TOTAL MARKET OB/XF VALUE			9,090
TOTAL LAND VALUE - MARKET			32,960
TOTAL MARKET VALUE			280,740
SOH/AGL Deduction			59,881
ASSESSED VALUE			220,859
TOTAL EXEMPTION VALUE	HX HB DV 13		220,859
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			280,740
NCON VALUE			5,000
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			276,735

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054774	Storage Building	6,892	01/06/2026
000054674	Right-of-Way Acce		12/15/2025
000051986	Storage Building	8,000	01/06/2025
000049753	Roof Replacement	13,760	05/08/2024
29120	MAINT/ALTR	40	01/06/2011
8166	GARAGE	7,000	03/15/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1513/2751	5/03/2024	WD	Q	I	01	320,000
GRANTOR: REGISTER CORIE ELOISE						
GRANTEE: SMITH RODNEY K						
1359/2094	5/08/2018	WD	Q	I	01	172,000
GRANTOR: STUART HALE CORP						
GRANTEE: WILLIAM COREY & SAM						

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	100	0	0	3	100	2,000	
2	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	100	0	0	3	100	400	
3	0040	BARN, POLE	0	100	0	0	676.00	UT	2.50	100	0	0	3	100	1,690	
4	0070	CARPORIT UF	0	100	25	40	1,000.00	UT	5.00	100	2026	2025		100	5,000	

TOTAL OB/XF												9,090												
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		00	0.00	0.00	2.06	AC		1.00	1.00	1.00	16,000.00	16,000.00	32,960							

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS= W54 S45 FOP= S12 E20 N12 W20\$ E54 N45\$ PTR=N30 UDG= N24 W24 S24 E24\$ S30\$.											