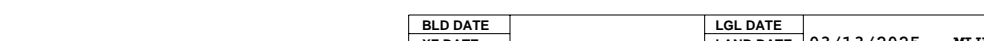




BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	32 HARDIE BRD 90
Exterior Wall	21 STONE 10
Roof Structure	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	15 HARDTILE 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectural	05 CONV 100
Units	0 100

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%	2011		412,282	2010	2010	0	0	15.00	85.00
Heated Area: 2564 HX Base Yr 2011											



Quality					
DOR CODE	CD				
0100	SINGLE FAMILY				
MAP NUM	MKT AREA				
20316.00	1.00/				
NEIGHBORHOOD/LOC					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,564	100		2,564	278,440
FGR	780	55		429	46,588
FOP	120	30		36	3,909
FSP	496	40		198	21,502
TOTALS	3,960			3,227	350,440

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		350,440	
TOTAL MARKET OB/XF VALUE		12,801	
TOTAL LAND VALUE - MARKET		66,000	
TOTAL MARKET VALUE		429,241	
SOH/AGL Deduction		205,873	
ASSESSED VALUE		223,368	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		171,957	
TOTAL JUST VALUE		429,241	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		433,664	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042073	Roof Replacement	22,580	06/03/2021
28074	SFR	1,145	09/11/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1148/0725	4/14/2008	WD Q	Q	V		79,900

GRANTOR: HIGHPOINT FARMS LLC
GRANTEE: LOUIS & ELONA KISAL

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W24 S4 W6 FSP= N8 W42 S12 E38 R4 U4 \$ D4 L4 W38 S36 E10 S3 E3 S2 E6 N2 E3 N3 FOP= E20 N6 W20 S6\$ N6 E20 FGR= S34 E12 N3 E12 N31 W24\$ E30 N38\$.	

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	3,556.00	UT	2.25	2.25	100	2010	2010	3	100	8,001	
2	0104	GENERATOR	0	100	0	1.00	UT	6,000.00	6,000.00	100	2023	2022		80	4,800	

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		PRRD	0.00	0.00	1.00	LT		1.00	1.00	1.20	55,000.00	66,000.00	66,000							