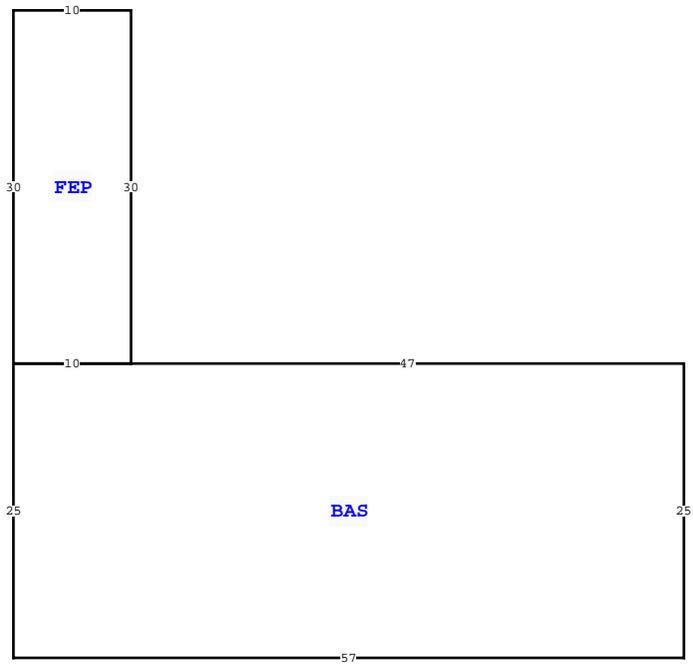




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	90
Interior Floor	15	HARDTILE	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual 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	01
NEIGHBORHOOD/LOC	20416.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,425	100	
FEP	300	80	
TOTALS	1,725		
			1,665
			174,550

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%	2023									
				Heated Area: 1425				HX Base Yr 2023				



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			174,550
TOTAL MARKET OB/XF VALUE			4,320
TOTAL LAND VALUE - MARKET			26,000
TOTAL MARKET VALUE			204,870
SOH/AGL Deduction			9,031
ASSESSED VALUE			195,839
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			144,428
TOTAL JUST VALUE			204,870
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			207,198
LAND:1:1: 0.50 AC			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1479/256	11/09/2022	WD	Q	I	01	225,000
GRANTOR: BARRY KENDALL RAE						
GRANTEE: CLARK RICHARD JASON						
1406/2460	2/28/2020	WD	Q	I	01	130,000
GRANTOR: NICK SLAY						
GRANTEE: KENDALL RAE BARRY						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00
3	0210	GARAGE U	0	100	20	20	400.00	UT	2.50	2.50
4	0120	CLFENCE 4	0	100	36	10	360.00	UT	4.50	4.50

TOTAL OB/XF												
4,320												
BLD DATE		LGL DATE										
XF DATE		LAND DATE	04/08/2025									
INC DATE		AG DATE	MLU									

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W47 FEP= N30 W10 S30 E10\$ W10 S25 E57 N25\$.									

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	1105.00	210.00	1.00	LT		1.00	1.00	1.00	26,000.00	26,000.00	26,000							