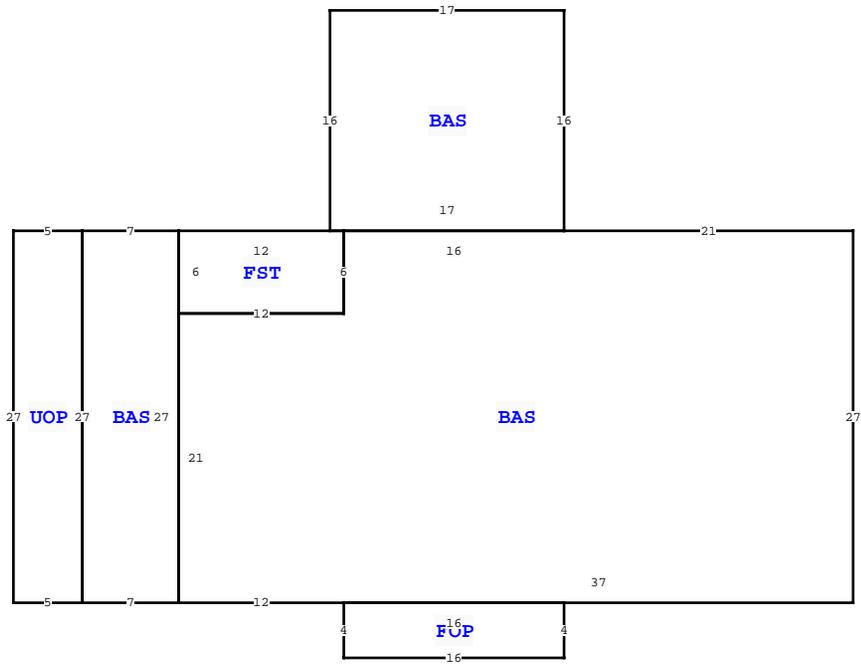


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	07	CORK/VTILE	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1	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	01
NEIGHBORHOOD/LOC	20416.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	189	100	
BAS	272	100	
BAS	1,251	100	
FOP	64	30	
FST	72	55	
UOP	135	20	
TOTALS	1,983		

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: 1712						HX Base Yr 2026					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			139,695
TOTAL MARKET OB/XF VALUE			9,306
TOTAL LAND VALUE - MARKET			23,400
TOTAL MARKET VALUE			172,401
SOH/AGL Deduction			0
ASSESSED VALUE			172,401
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			120,990
TOTAL JUST VALUE			172,401
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			172,401

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1549/1654	9/10/2025	WD	U	I	11	100
GRANTOR: EAKER ERIC TODD						
GRANTEE: EAKER ERIC TODD						
1542/1755	6/16/2025	PB	U	I	18	0
GRANTOR: CLERK OF COURT (EAKER)						
GRANTEE: EAKER ERIC TODD						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100
2	0262	PRCH, FOP	0	100	16	24	384.00	UT	9.00	9.00	100
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	500.00	500.00	50
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100
5	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100
6	0296	SHED METAL	0	100	0	0	1.00	UT	3,000.00	3,000.00	100

TOTAL OB/XF											
9,306											
BLD DATE		LGL DATE									
XF DATE		LAND DATE	04/08/2025								
INC DATE		AG DATE	MLU								

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W21 BAS= N16 W17 S16E17\$ W16 FST= W12 BAS= W7 UOP= W5 S27 E5 N27\$ S27 E7 N27\$ S6 E12 N6\$ S6 W12 S21 E12 FOP= S4 E16 N4 W16\$ E37 N27\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0100	C	SFR	100		RSF	1105.00	150.00	1.00	LT	