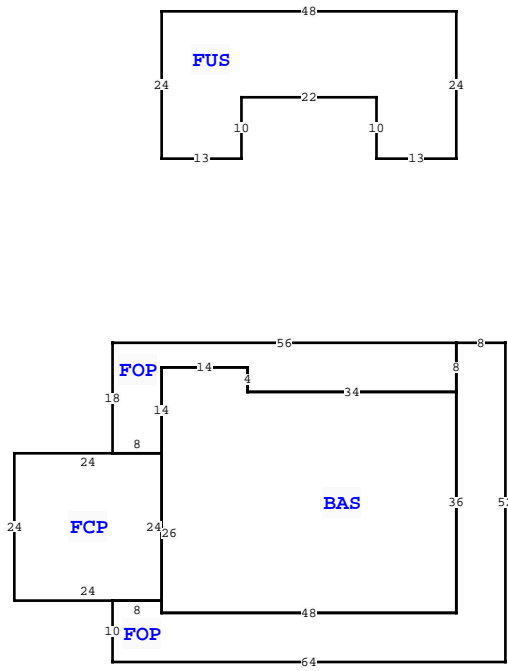




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Quality	06	06	
DOR CODE	5000	IMPROVED AG	
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	21117.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,784	100	
FCP	576	25	
FOP	472	30	
FOP	880	30	
FUS	932	100	
TOTALS	4,644		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,266	118.7025	132.95	434,215	2019	2019	0	0	6.00	94.00
1 SINGLE FAM 100% - 2025 Heated Area: 2716 HX Base Yr 2025											



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	408,162			
TOTAL MARKET OB/XF VALUE	10,300			
TOTAL LAND VALUE - MARKET	258,060			
TOTAL MARKET VALUE	472,416			
SOH/AGL Deduction	0			
ASSESSED VALUE	472,416			
TOTAL EXEMPTION VALUE	HX HB WR 56,411			
BASE TAXABLE VALUE	416,005			
TOTAL JUST VALUE	676,522			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	669,234			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37256	SFR	1,629	09/26/2018
21299	TR/TRAILER	150	12/01/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1351/2607	1/17/2018	WD	U	V	37	55,000

GRANTOR: ANDERSON COLUMBIA CO	
GRANTEE: LAWRENCE & JACQUALE	
0980/2468	2/25/2003
WD	Q V
GRANTOR: SOUTHERN TIMBER VENTU	
GRANTEE: LAWRENCE & JACQUALE	

BUILDING NOTES	
BUILDING DIMENSIONS	
FOP= W56 S18 E8 N14 E14 S4 E34 N8\$ FOP= S8 BAS= W34 N4 W14 S14 FCP= W24 S24 E24 N24\$ S26 E48 N36\$ S36 W48 N2 W8 S10 E64 N52W8\$ PTR= N30 FUS= N24 W48 S24 E13 N10 E22 S10 E13\$ S30\$.	

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	0040	BARN, POLE	0	100	0	0	UT	0.00	0.00	100	2011	2011	3	100	1,500	
2	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2011	2011	3	100	600	
3	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	2019	2019	3	100	1,200	
4	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	

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	5500	A	TIMBER 2	0		A-1	0.00	0.00	116.30	AC		1.00	1.00	1.00	445.00	445.00	51,754							
2	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	116.30	AC		1.00	1.00	1.00	2,200.00	2,200.00	255,860							
3	0100	C	SFR	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	2,200.00	2,200.00	2,200							