

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	80
Exterior Wall	05	AVERAGE	20
Roof Structure	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	06	VINYL ASB	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
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	21316.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,654	100	
FOP	136	30	
FST	440	55	
UEP	290	60	
UST	220	45	
TOTALS	2,740		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,210	109.1250	124.40	274,924	1980	1980	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 1654 HX Base Yr

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			178,701
TOTAL MARKET OB/XF VALUE			19,435
TOTAL LAND VALUE - MARKET			31,500
TOTAL MARKET VALUE			229,636
SOH/AGL Deduction			107,617
ASSESSED VALUE			122,019
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			70,608
TOTAL JUST VALUE			229,636
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			222,004

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0757/0222	2/24/1992	WD	Q	I		56,900
GRANTOR: MAE BRADFORD						
GRANTEE: DEAN HACKETT						
0654/0432	5/27/1988	WD	Q	I		53,000
GRANTOR: EADES FELIX &						
GRANTEE: BRADFORD MAE						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0280	POOL R/CON	0	100	32	16	UT	70.00	70.00	30	1980
2	0041	BARN, MACH	0	0	20	60	UT	7.00	7.00	50	1993
3	0120	CLFENCE 4	0	100	0	0	UT	4.50	4.50	50	1993
4	0258	PATIO	0	100	10	33	UT	2.50	2.50	50	1993
5	0190	FPLC PF	0	100	0	0	UT	1,200.00	1,200.00	100	1993
6	0060	CARPORT F	0	100	0	0	UT	0.00	0.00	100	2014
7	0169	FENCE/WOOD	0	100	0	0	UT	0.00	0.00	100	2014
8	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2014
9	0214	GRN HOUSE	0	100	0	0	UT	0.00	0.00	100	2018

TOTAL OB/XF												19,435												
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		A-1	0.00	0.00	2.50	AC		1.00	1.00	0.90	14,000.00	12,600.00	31,500							

BUILDING NOTES											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											
04/20/2026 MLU											

BUILDING DIMENSIONS											
BAS=[ORIG=0,0] W6 W40 S11 S22 E12 E17 S8 E17 N41 \$											
FST=[ORIG=-46,11] W20 S22 E20 N22 \$											
UEP=[ORIG=-6,0] N10 W29 S10 E29 \$											
UST=[ORIG=-46,0] W20 S11 E20 N11 \$											
FOP=[ORIG=-34,33] S8 E17 N8 W17 \$											