

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	15	HARDTILE	80
Interior Floor	14	CARPET	20
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	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	02
NEIGHBORHOOD/LOC	21417.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	300	100	
BAS	912	100	
FOP	16	30	
TOTALS	1,228		
			1,217
			130,878

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,217	143.3120	160.51	195,341	1992	1992	0	0	33.00	67.00

1 SINGLE FAM 0% - 2022 Heated Area: 1212 HX Base Yr

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		130,878	
TOTAL MARKET OB/XF VALUE		1,556	
TOTAL LAND VALUE - MARKET		15,000	
TOTAL MARKET VALUE		147,434	
SOH/AGL Deduction		0	
ASSESSED VALUE		147,434	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		147,434	
TOTAL JUST VALUE		147,434	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		149,388	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
6593	SFR	24,000	11/19/1992

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1452/1294	11/15/2021	PR	U	I	19	161,000

GRANTOR: BUCHANAN RICHARD J
GRANTEE: SEGURA OSCAR OMAR
1148/1508 4/15/2008 WD Q I 03 55,000
GRANTOR: SECRETARY OF HOUSING
GRANTEE: RICHARD J BUCHANAN

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/14/2024	MLU

BUILDING NOTES	
BAS= W38 S24 E22 FOP= S4 E4N4 W4\$ E16 BAS= E2 S2 E6 N2 E4 N24 W12 S24\$N24\$.	

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	0	60	9	540.00	UT	1.40	1.40	100	0	0	3	100	756	
2	0258	PATIO	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
3	0169	FENCE/WOOD	0	0	0	0	1.00	UT	800.00	800.00	75	2004	2004	3	75	600	
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	

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	0		RSF-2	50.00	200.00	1.00	LT		1.00	1.00	1.00	15,000.00	15,000.00	15,000							