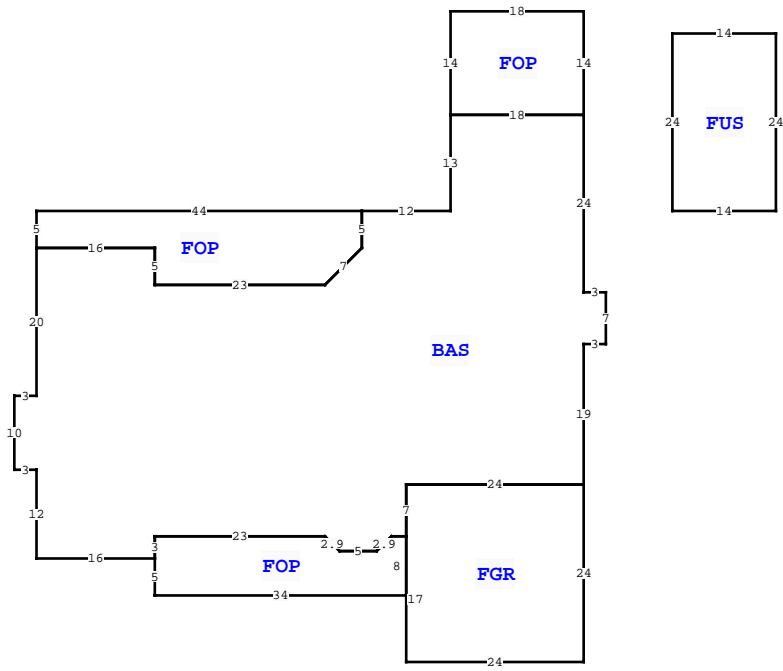




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	15	HARDTILE	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	5000	IMPROVED AG	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	21717.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	3,088	100	
FGR	576	55	
FOP	252	30	
FOP	258	30	
FOP	348	30	
FUS	336	100	
TOTALS	4,858		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	3,998	132.0000	147.84	591,064	2015	2015	0	0	10.00	90.00	
1 SINGLE FAM 100% - 2018 Heated Area: 3424 HX Base Yr 2018												



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	531,958			
TOTAL MARKET OB/XF VALUE	39,646			
TOTAL LAND VALUE - MARKET	293,975			
TOTAL MARKET VALUE	592,894			
SOH/AGL Deduction	184,653			
ASSESSED VALUE	408,241			
TOTAL EXEMPTION VALUE	HX HB 51,411			
BASE TAXABLE VALUE	356,830			
TOTAL JUST VALUE	865,579			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	819,148			

SALE:1:1: 13.84 AC @ \$1000 PER AC - MKT=\$1600 PER

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32498	POOL	215	12/01/2014
32077	SFR	1,292	06/27/2014
25114	M H	606	10/13/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1336/2105	5/09/2017	WD Q	Q	V	03	99,900

GRANTOR: THE BREENBRIER LLC
GRANTEE: JOSH & AMY SUMNER (1251/1983 3/08/2013 WD Q I 01 150,000
GRANTOR: ROBERT CAMPBELL & JIM
GRANTEE: JOSHUA D & AMY L SU

BUILDING NOTES	
<p>BUILDING DIMENSIONS BAS= W12 FOP= W44 S5 E16 S5 E23 R5 U5 N5\$ S5 D5 L5 W23 N5 W16 S20 W3 S10 E3 S12 E16 FOP= S5 E34 N8 W2 L2 D2 W5 U2 L2 W23 S3\$ N3 E23 R2 D2 E5 U2 R2 E2 FGR= S17 E24 N24 W24 S7\$ N7 E24 N19 E3 N7 W3 N24 FOP= N14 W18 S14 E18\$ W18 S13\$ PTR= E30 FUS= E14 N24 W14 S24\$ W30\$.</p>	

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	0190	FPLC PF	0	100	0	0	UT	1.00	1,200.00	100	2015	2015	3	100	1,200	
2	0280	POOL R/CON	0	100	16	33	UT	70.00	70.00	100	2015	2015	3	79	29,198	
3	0166	CONC, PAVMT	0	100	20	24	UT	2.00	2.00	100	2015	2015	3	100	960	
4	0040	BARN, POLE	0	100	36	36	UT	3.00	3.00	100	2017	2017	3	100	3,888	
5	0166	CONC, PAVMT	0	100	10	20	UT	2.00	2.00	100	2017	2017	3	100	400	
6	9946	Well	0	100	0	0	UT	4,000.00	4,000.00	100			3	100	4,000	

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	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	5,500							
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	31.95	AC		1.00	1.00	1.00	281.00	281.00	8,978							
3	6200	A	PASTURE 3	0		A-1	0.00	0.00	14.00	AC		1.00	1.00	1.00	280.00	280.00	3,920							
4	5500	A	TIMBER 2	0		A-1	0.00	0.00	6.50	AC		1.00	1.00	1.00	445.00	445.00	2,892							
5	9910	M	MKT. VAL. AG	0			0.00	0.00	52.45	AC		1.00	1.00	1.00	5,500.00	5,500.00	288,475							