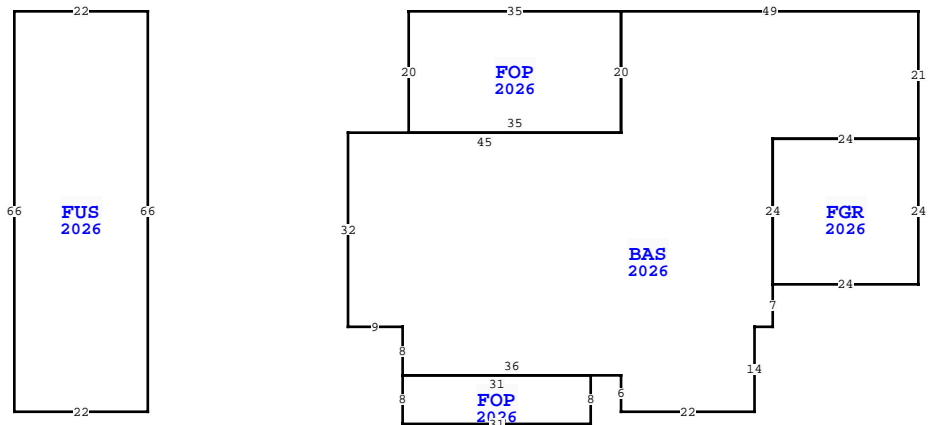




BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	32 HARDIE BRD 100
Exterior Wall	00 N/A 0
Roof Structure	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNLPLK 100
Interior Floor	00 N/A 0
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	4.5 100
Frame	02 WOOD FRAME 100
Stories	1.5 1.5 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	06 06
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 02
NEIGHBORHOOD/LOC	21717.01 1.00/

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: 5292			HX Base Yr 2026					



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,840	100	2026	3,840	510,528
FGR	576	55	2026	317	42,145
FOP	248	30	2026	74	9,838
FOP	700	30	2026	210	27,920
FUS	1,452	100	2026	1,452	193,043
TOTALS	6,816			5,893	783,474

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	0030	BARN,MT	0	100	30	52		1,560.00	UT	18.00	100	2024	2023	100	28,080
3	0260	PAVEMENT-A	0	100	0	0		3,260.00	UT	2.00	100	2026	2025	100	6,520

LAND DESCRIPTION																								
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-3	0.00	0.00	1.00	LT		1.00	1.00	1.00	125,000.00	125,000.00	125,000							

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		783,474	
TOTAL MARKET OB/XF VALUE		34,600	
TOTAL LAND VALUE - MARKET		125,000	
TOTAL MARKET VALUE		943,074	
SOH/AGL Deduction		116,097	
ASSESSED VALUE		826,977	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		775,566	
TOTAL JUST VALUE		943,074	
NCON VALUE		789,994	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		148,080	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049012	New Residential C	527,800	01/12/2024
000046532	Storage Building	25,000	02/15/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1481/2482	12/23/2022	WD	Q	V	01	139,900

GRANTOR: THE HERMITAGE LLC
GRANTEE: FISCHER JEFFREY B
1194/1457 5/10/2010 WD U V 16 100
GRANTOR: MARK P & NANCY J SULL
GRANTEE: THE HERMITAGE LLC

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2026;ORIG=11,-20] W49 S20 W45 S32 E9 S8 E36 S6 E22 N14 E3 N7 N24 E24 N21 \$	
FOP=[YR=2026;ORIG=-73,-20] E35 S20 W35 N20 \$	
FGR=[YR=2026;ORIG=-13,1] E24 S24 W24 N24 \$	
FOP=[YR=2026;ORIG=-74,40] E31 S8 W31 N8 \$	
FUS=[YR=2026;ORIG=-138,-20] E22 S66 W22 N66 \$	

TOTAL OB/XF		34,600																						