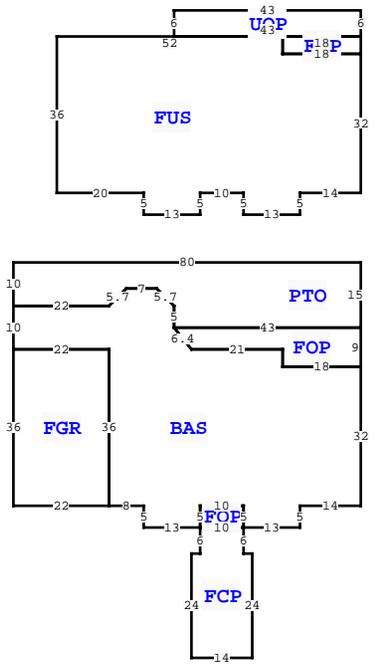




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG.	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	15	HARDTILE	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		5	100
Bathrooms		7	100
Frame	01	NONE	100
Stories	2.	2.100	
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	22316.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
			TOT ADJ AREA
			SUBAREA MARKET VALUE
BAS	2,570	100	2,570
FCP	396	25	99
FGR	792	55	436
FOP	50	30	15
FOP	72	30	22
FOP	277	30	83
FUS	2,578	100	2,578
PTO	971	5	49
UOP	258	20	52
TOTALS	7,964		5,904
			621,404

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%	- 2020		851,239	1998	1998		0	0	27.00	73.00
					Heated Area: 5148							
						HX Base Yr 2020						



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		621,404	
TOTAL MARKET OB/XF VALUE		33,816	
TOTAL LAND VALUE - MARKET		63,000	
TOTAL MARKET VALUE		718,220	
SOH/AGL Deduction		169,971	
ASSESSED VALUE		548,249	
TOTAL EXEMPTION VALUE		51,411	
BASE TAXABLE VALUE		496,838	
TOTAL JUST VALUE		718,220	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		734,046	
SALE:1:1: 2.95 AC			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049133	Solar Power Syste	79,310	01/31/2024
000045544	Electrical Servic	0	09/23/2022
25071	POOL	200	10/03/2006
13022	SFR	750	09/05/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1095/0731	9/07/2006	WD Q	Q	I		510,700
GRANTOR: LOWER LOWNDES INC						
GRANTEE: JANICE M PADRTA & J						
1082/2733	4/19/2006	CT Q	Q	I	03	391,100
GRANTOR: MARK & ADA K CLARK (C						
GRANTEE: LOWER LOWNDES INC						

EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS
1	0180	FPLC 1STRY	0 100	0 0	1.00
2	0166	CONC, PAVMT	0 100	0 0	7,660.00
3	0280	POOL R/CON	0 100	18 32	576.00
4	0120	CLFENCE 4	0 100	0 0	1.00

TOTAL OB/XF												
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q
1	0180	FPLC 1STRY	0 100	0 0	1.00	UT	2,000.00	2,000.00	100	1998	1998	3
2	0166	CONC, PAVMT	0 100	0 0	7,660.00	UT	1.50	1.50	70	1998	1998	3
3	0280	POOL R/CON	0 100	18 32	576.00	UT	70.00	70.00	100	2007	2007	3
4	0120	CLFENCE 4	0 100	0 0	1.00	UT	0.00	0.00	100	2007	2007	3
TOTAL OB/XF 33,816												

BUILDING NOTES			
FOP= N9 PTO= N15 W80 S10 E22 U4 R4 E7 R4 D4 S5 E43\$ W43			
D5 R4 E21 S4 E18\$ BAS= W18 N4 W21 L4 U5 N5 U4 L4 W7 L4			
D4 W22 S10 FGR= S36 E22 N36 W22\$ E22 S36 E8 S5 E13 FCP= S6			
W2 S24 E14 N24 W2 N6 W10\$ FOP= E10 N5 W10 S5\$ N5 E10 S5 E13			
N5 E14 N32\$ PTR= N40 FUS= N32 FOP= N4 UOP= N6 W43 S6 E43\$ W18			
S4 E18\$ W18 N4 W52 S36 E20 S5 E13 N5 E10 S5 E13 N5 E14\$ S40\$.			

BUILDING DIMENSIONS												
FOP= N9 PTO= N15 W80 S10 E22 U4 R4 E7 R4 D4 S5 E43\$ W43												
D5 R4 E21 S4 E18\$ BAS= W18 N4 W21 L4 U5 N5 U4 L4 W7 L4												
D4 W22 S10 FGR= S36 E22 N36 W22\$ E22 S36 E8 S5 E13 FCP= S6												
W2 S24 E14 N24 W2 N6 W10\$ FOP= E10 N5 W10 S5\$ N5 E10 S5 E13												
N5 E14 N32\$ PTR= N40 FUS= N32 FOP= N4 UOP= N6 W43 S6 E43\$ W18												
S4 E18\$ W18 N4 W52 S36 E20 S5 E13 N5 E10 S5 E13 N5 E14\$ S40\$.												

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
1	0100	C	SFR	100		A-1	0.00	0.00	3.00	LT		1.00
TOTAL ADJ 0.60												
UNIT PRICE 35,000.00												
ADJ UNIT PRICE 21,000.00												
LAND VALUE 63,000												
OTHER ADJUSTMENTS AND NOTES												
YEAR DENSITY DECL FRZ YR CONSRV												