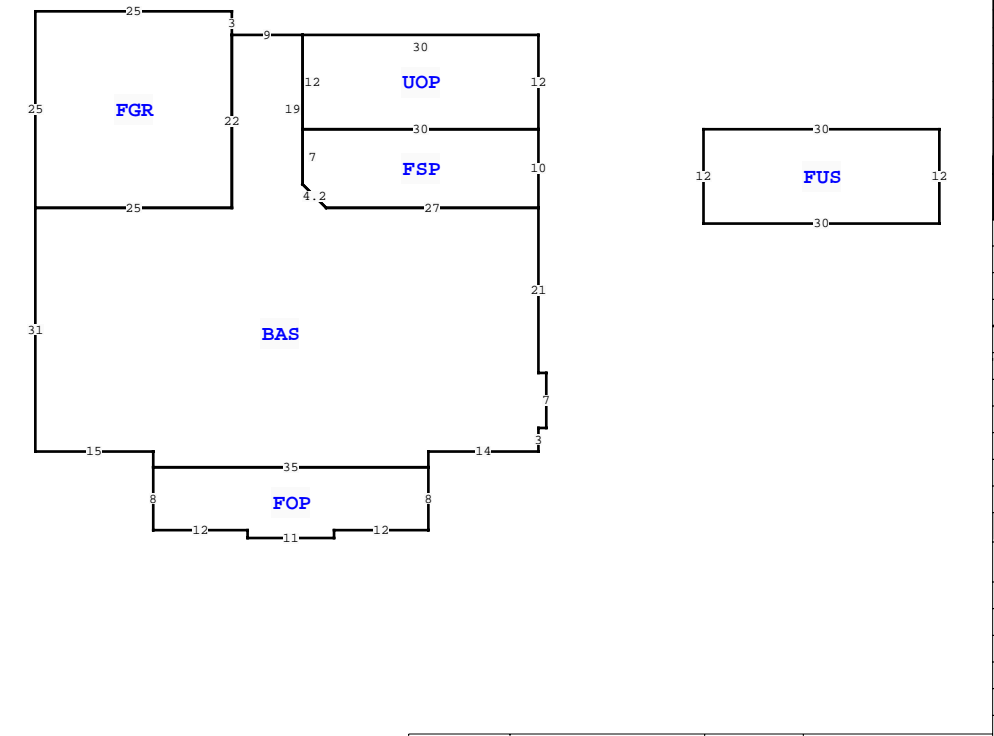


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 60
Exterior Wall	16 WD FR STUC 40
Roof Structure	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 60
Interior Floor	12 HARDWOOD 40
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2.5 100
Frame	02 WOOD FRAME 100
Stories	1.5 100
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

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%	- 2023								
Heated Area: 2624						HX Base Yr 2023					



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,264	100		2,264	244,368
FGR	625	55		344	37,130
FOP	291	30		87	9,390
FSP	296	40		118	12,736
FUS	360	100		360	38,857
UOP	360	20		72	7,772
TOTALS	4,196			3,245	350,254

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		350,254	
TOTAL MARKET OB/XF VALUE		7,248	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		392,502	
SOH/AGL Deduction		9,436	
ASSESSED VALUE		383,066	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		331,655	
TOTAL JUST VALUE		392,502	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		398,121	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21664	SFR	723	03/29/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1462/1933	3/25/2022	WD Q	Q	I	01	435,000
GRANTOR: HARRIS MARC J						
GRANTEE: WALKER JOHN CARROLL						
1358/1412	4/12/2018	WD Q	Q	I	01	260,000
GRANTOR: JAMES RICHARD COCHRAN						
GRANTEE: MARC J & TERRI A HA						

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	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	100	2004	2004	3	100	2,000	
2	0166	CONC, PAVMT	0	100	0	2,624.00	UT	2.00	2.00	100	2004	2004	3	100	5,248	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/03/2025	MLU

BUILDING NOTES	
BAS=[ORIG=0,0] W9 S22 W25 S31 E15 S2 E35 N2 E14 N3 E1 N7 W1 N21 W27 U3L3 N19 \$	
FGR=[ORIG=-9,0] N3 W25 S25 E25 N22 \$	
UOP=[ORIG=30,12] N12 W30 S12 E30 \$	
FUS=[ORIG=51,24] E30 N12 W30 S12 \$	
FSP=[ORIG=30,22] N10 W30 S7 D3R3 E27 \$	
FOP=[ORIG=-19,55] S8 E12 S1 E11 N1 E12 N8 W35 \$	
PTR=[ORIG=0,0] E20 W20 \$	

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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							