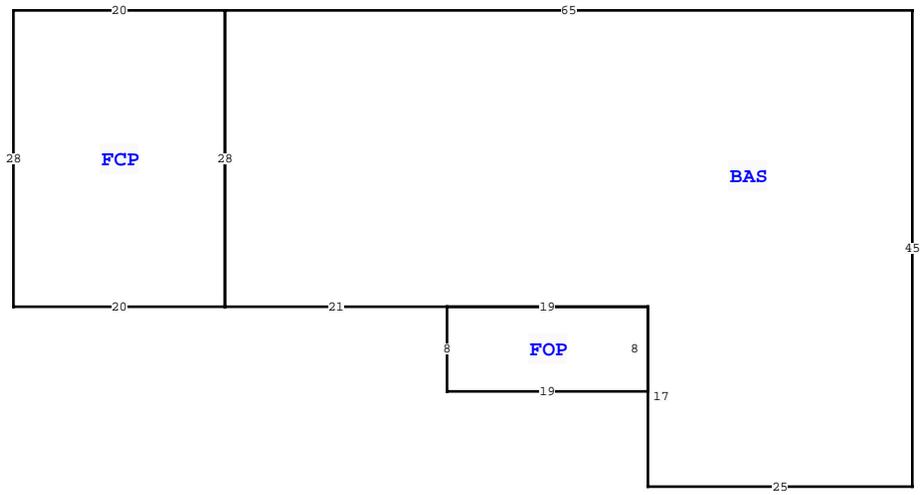




BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	19	COMMON BRK 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	12	MODULAR MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 90			
Interior Floor	08	SHT VINYL 10			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		4 100			
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	5000 IMPROVED AG				
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	22416.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,245	100		2,245	185,164
FCP	560	25		140	11,547
FOP	152	30		46	3,794
TOTALS	2,957			2,431	200,506

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% - 0			308,470	1979	1979	0	0	35.00	65.00	
			Heated Area: 2245									HX Base Yr



COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		200,506
TOTAL MARKET OB/XF VALUE		6,800
TOTAL LAND VALUE - MARKET		600,000
TOTAL MARKET VALUE		254,478
SOH/AGL Deduction		85,919
ASSESSED VALUE		168,559
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		117,148
TOTAL JUST VALUE		807,306
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		807,306

PERMIT NUM	DESCRIPTION	AMT	ISSUED
41280	ELECTRICAL		02/08/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

EXTRA FEATURES																
L N	OB/XF	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	0040	BARN, POLE	0 100	40	100	400.00	UT	6.00	6.00	100	2007	2007	3	100	2,400	
2	0180	FPLC 1STRY	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	1993	1993	3	100	2,000	
3	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,200	
4	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2019	2019	3	100	1,200	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	
		04/10/2025 MLU	

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W65 FCP= W20 S28 E20 N28\$ S28 E21 FOP= S8 E19 N8 W19\$ E19S17 E25 N45\$.												

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	DPHT 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	5,000.00	5,000.00	5,000								
2	5200	A	CROPLAND 2	0		A-1	0.00	0.00	101.00	AC		1.00	1.00	1.00	370.00	370.00	37,370								
3	5600	A	TIMBER 3	0		A-1	0.00	0.00	17.00	AC		1.00	1.00	1.00	281.00	281.00	4,777								
4	5997	A	RIVERS/BAYS/	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	25.00	25.00	25								
5	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	119.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	595,000								