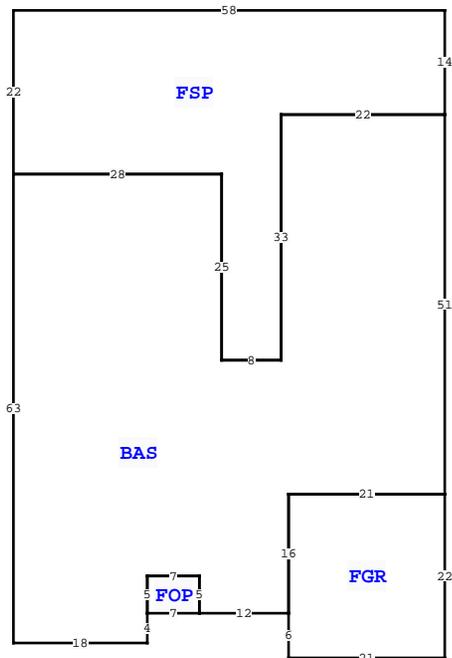




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	11	CLAY TILE	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	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	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	22417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	3,099	100	
FGR	462	55	
FOP	35	30	
FSP	1,300	40	
TOTALS	4,896		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	3,883	106.8940	121.86	473,182	1990	1990	0	0	35.00	65.00		
1 SINGLE FAM 100% - 0 Heated Area: 3099 HX Base Yr													



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			307,568	
TOTAL MARKET OB/XF VALUE			11,996	
TOTAL LAND VALUE - MARKET			32,000	
TOTAL MARKET VALUE			351,564	
SOH/AGL Deduction			156,181	
ASSESSED VALUE			195,383	
TOTAL EXEMPTION VALUE	98 HX HB			195,383
BASE TAXABLE VALUE			0	
TOTAL JUST VALUE			351,564	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			342,163	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053519	Remodel	10,704	07/03/2025
000053454	Electrical Servic		06/25/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1563/1492	3/18/2026	LE U		I	14	100

GRANTOR: BYRD KATHLEEN A
 GRANTEE: BYRD KATHLEEN A (EN)
 0697/0515 8/29/1989 WD U V 0
 GRANTOR: DICKS NED
 GRANTEE: BYRD ROBERT

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	26 54	1,404.00
3	0166	CONC,PAVMT	0 100	10 45	450.00
4	0296	SHED METAL	0 100	0 0	1.00
5	0282	POOL ENCL	0 100	0 0	1,000.00
6	0169	FENCE/WOOD	0 100	0 0	1.00
7	0296	SHED METAL	0 100	0 0	1.00

TOTAL OB/XF														11,996	
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 0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
2	0166	CONC,PAVMT	0 100	26 54	1,404.00	UT	1.40	1.40	100	0	0	3	100	1,966	
3	0166	CONC,PAVMT	0 100	10 45	450.00	UT	1.40	1.40	100	0	0	3	100	630	
4	0296	SHED METAL	0 100	0 0	1.00	UT	0.00	0.00	100	0	0	3	100	400	
5	0282	POOL ENCL	0 100	0 0	1,000.00	UT	15.00	15.00	100	1993	1993	3	40	6,000	
6	0169	FENCE/WOOD	0 100	0 0	1.00	UT	0.00	0.00	100	2004	2004	3	100	500	
7	0296	SHED METAL	0 100	0 0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	

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
1	0100	C	SFR	100		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00

UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
16,000.00	16,000.00	32,000							

BUILDING NOTES													
FSP= N14 W58 S22 E28 S25 E8 N33 E22\$ BAS= W22 S33 W8 N25 W28 S63 E18 N4FOP= N5 E7 S5 W7\$ N5 E7 S5 E12 FGR= N16 E21S22 W21 N6\$ N16 E21 N51\$.													

BUILDING DIMENSIONS													
FSP= N14 W58 S22 E28 S25 E8 N33 E22\$ BAS= W22 S33 W8 N25 W28 S63 E18 N4FOP= N5 E7 S5 W7\$ N5 E7 S5 E12 FGR= N16 E21S22 W21 N6\$ N16 E21 N51\$.													