

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	70
Exterior Wall	19	COMMON BRK	30
Roof Structure	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		3	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectural	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	22417.020	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	336	100	
BAS	960	100	
FOP	52	30	
TOTALS	1,348		

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		124.54	163,396	1990	1990	0	0	35.00	65.00
Heated Area: 1296 HX Base Yr											

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			106,207
TOTAL MARKET OB/XF VALUE			2,272
TOTAL LAND VALUE - MARKET			22,000
TOTAL MARKET VALUE			130,479
SOH/AGL Deduction			61,051
ASSESSED VALUE			69,428
TOTAL EXEMPTION VALUE	HX HB		44,428
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			130,479
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			123,479

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0737/0943	12/07/1990	WD	Q	V	04	6,500
GRANTOR: STEVEN KUSCHILL						
GRANTEE: JANA R KING						
0731/0964	9/21/1990	WD	Q	V		5,000
GRANTOR: GEORGE KARLTON						
GRANTEE: STEVEN KUCHILL						

EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS
1	0166	CONC, PAVMT	0 100	8 60	480.00
2	0294	SHED WOOD/	0 100	0 0	1.00
3	0296	SHED METAL	0 100	0 0	1.00
4	0252	LEAN-TO W/	0 100	0 0	1.00
5	0251	LEAN TO W/	0 100	0 0	1.00

TOTAL OB/XF												2,272			
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	0166	CONC, PAVMT	0 100	8 60	480.00	UT	1.40	1.40	100	0	0	3	100	672	
2	0294	SHED WOOD/	0 100	0 0	1.00	UT	0.00	0.00	100	2003	2003	3	100	800	
3	0296	SHED METAL	0 100	0 0	1.00	UT	0.00	0.00	100	2012	2012	3	100	500	
4	0252	LEAN-TO W/	0 100	0 0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200	
5	0251	LEAN TO W/	0 100	0 0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	

BLD DATE				LGL DATE			
XF DATE				LAND DATE			
INC DATE				AG DATE			
				05/08/2026 MLU			

BUILDING NOTES															
BUILDING DIMENSIONS															
BAS= W40 BAS= W12 S28 E12 N28\$ S24 FOP= S4 E13 N4 W13\$E40 N24\$.															

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,000.00	22,000.00	22,000							