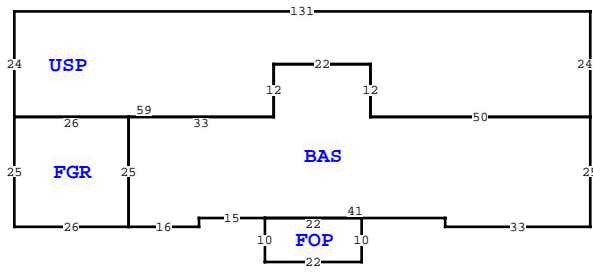
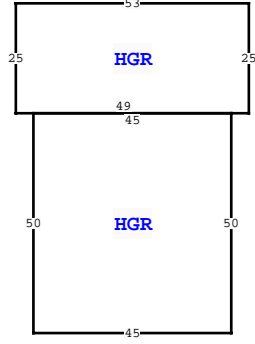




BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	19	COMMON BRK 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 90			
Interior Wall	06	CUST PANEL 10			
Interior Floor	14	CARPET 70			
Interior Floor	15	HARDTILE 30			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		3.5 100			
Frame	01	NONE 100			
Stories	1.	1. 100			
Architectual	05	CONV 100			
Units		0 100			
Condition Adj	01	01 100			
Kitchen Adjus	01	01 100			
Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 02			
NEIGHBORHOOD/LOC	22517.020	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,777	100		2,777	183,448
FGR	650	55		358	23,650
FOP	220	30		66	4,360
HGR	1,325	45		596	39,371
HGR	2,250	45		1,012	66,853
USP	2,880	35		1,008	66,588
TOTALS	10,102			5,817	384,268

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%	- 2022									
				Heated Area: 2777				HX Base Yr 2022				



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	384,268			
TOTAL MARKET OB/XF VALUE	19,036			
TOTAL LAND VALUE - MARKET	135,000			
TOTAL MARKET VALUE	538,304			
SOH/AGL Deduction	163,327			
ASSESSED VALUE	374,977			
TOTAL EXEMPTION VALUE	HX HB	51,411		
BASE TAXABLE VALUE	323,566			
TOTAL JUST VALUE	538,304			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	518,804			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19552	ADDN SFR	222	05/16/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1430/374	1/26/2021	WD Q	Q	I	01	440,000
GRANTOR: LEROY JOAN A						
GRANTEE: BROOME JAMES N						
1039/2498	3/01/2005	WD Q	Q	I		430,000
GRANTOR: PAUL E & PATRICIA A F						
GRANTEE: JAMES V & JOAN A LE						

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	0166	CONC, PAVMT	0	100	0	0		1.00	UT 0.00	100	0	0	3	100	2,000	
2	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	100	0	0	3	100	1,200	
3	0280	POOL R/CON	0	100	16	32		512.00	UT 70.00	100	1993	1993	3	40	14,336	
4	0260	PAVEMENT-A	0	100	0	0		1.00	UT 0.00	100	2017	2017	3	100	1,500	
TOTALS													19,036			

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	DPTH 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		00	0.00	0.00	3.00	LT		1.00	1.00	0.60	75,000.00	45,000.00	135,000								