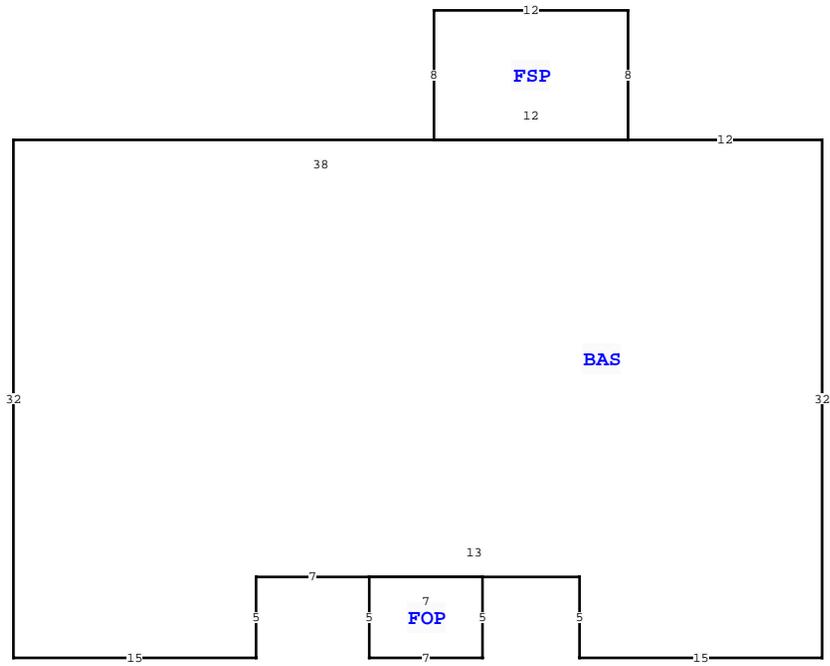




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 80	
Exterior Wall	19	COMMON BRK 20	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 90	
Interior Floor	08	SHT VINYL 10	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		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	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	23215.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,500	100	
FOP	35	30	
FSP	96	40	
TOTALS	1,631		

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% - 2017			188,113	1996	1996	0	0	0	34.80
Heated Area: 1500 HX Base Yr 2017											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		122,650	
TOTAL MARKET OB/XF VALUE		7,591	
TOTAL LAND VALUE - MARKET		45,000	
TOTAL MARKET VALUE		175,241	
SOH/AGL Deduction		58,521	
ASSESSED VALUE		116,720	
TOTAL EXEMPTION VALUE	95 HX HB WX	116,720	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		175,241	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		173,748	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045315	Roof Replacement	11,659	08/29/2022
000045304	Roof Replacement	11,659	08/26/2022
14429	M H	125	08/21/1998
10626	SFR	250	01/09/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0712/0829	3/08/1990	WD	Q	V		16,000

GRANTOR: W L ANDERSON
 GRANTEE: BRETT FULTON

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/12/2026	MLU

BUILDING NOTES	
BAS= W12 FSP= N8 W12 S8 E12\$W38 S32 E15 N5 E7 FOP= S5 E7 N5 W7\$ E13 S5 E15 N32\$.	

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	0030	BARN,MT	0	100	24	24	576.00	UT	9.00	80	2013	2013	3	80	4,147	
2	0251	LEAN TO W/	0	100	16	24	384.00	UT	3.50	100	2013	2013	3	100	1,344	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	100	2015	2015	3	100	400	
4	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	100	2015	2015	3	100	1,500	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2015	2015	3	100	200	

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		00	0.00	0.00	15.00	AC		1.00	1.00	0.50	6,000.00	3,000.00	45,000							