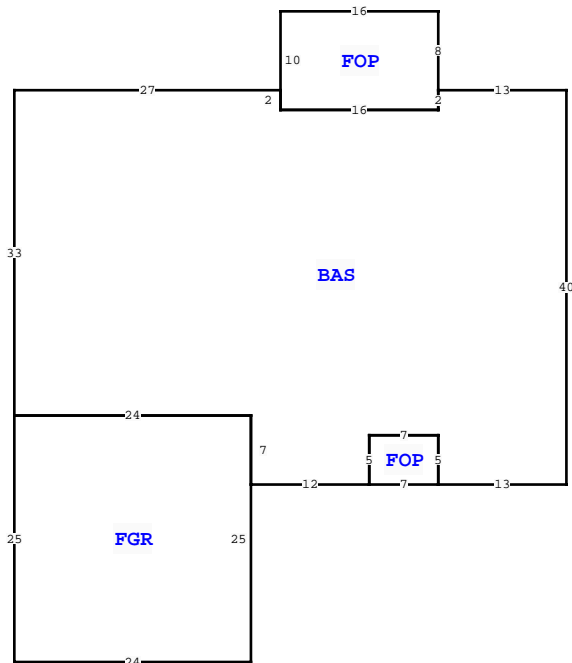


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	12	HARDWOOD	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectural	05	CONV	100
Units		0	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	23416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,005	100	
FGR	600	55	
FOP	35	30	
FOP	160	30	
TOTALS	2,800		

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%	- 2009	131.49	314,656	2007	2007	0	0	18.00	82.00	
Heated Area: 2005 HX Base Yr 2009												



COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		STANDARD
VALUATION BY		
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE	258,018	
TOTAL MARKET OB/XF VALUE	7,228	
TOTAL LAND VALUE - MARKET	35,000	
TOTAL MARKET VALUE	300,246	
SOH/AGL Deduction	108,346	
ASSESSED VALUE	191,900	
TOTAL EXEMPTION VALUE	51,411	
BASE TAXABLE VALUE	140,489	
TOTAL JUST VALUE	300,246	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	303,392	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049291	Roof Replacement	18,270	02/26/2024
25573	SFR	597	02/27/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1153/2570	6/30/2008	WD Q	Q	I		202,500
GRANTOR: MARK AUSTERMAN						
GRANTEE: STANLEY & THERESA S						
1110/2770	2/05/2007	WD Q	Q	V		30,000
GRANTOR: BRYAN						
GRANTEE: MARK AUSTERMAN						

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
1	0166	CONC, PAVMT	0	100	0	1,176.00	UT	3.00	3.00	100	2007	2007
2	0296	SHED METAL	0	100	0	1.00	UT	0.00	0.00	100	2014	2014
3	0169	FENCE/WOOD	0	100	0	1.00	UT	2,500.00	2,500.00	100	2025	2024

TOTAL OB/XF												
7,228												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	0100	C	SFR	100		RSF-2	0.00	0.00	1.00	LT		1.00

BUILDING NOTES												
BAS= W13 FOP= N8 W16 S10 E16 N2S S2 W16 N2 W27 S33 FGR= S25 E24 N25 W24S E24 S7 E12 FOP= E7 N5 W7 S5S N5 E7 S5 E13 N40S.												

BUILDING DIMENSIONS												
BAS= W13 FOP= N8 W16 S10 E16 N2S S2 W16 N2 W27 S33 FGR= S25 E24 N25 W24S E24 S7 E12 FOP= E7 N5 W7 S5S N5 E7 S5 E13 N40S.												

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
1	0100	C	SFR	100		RSF-2	0.00	0.00	1.00	LT		1.00