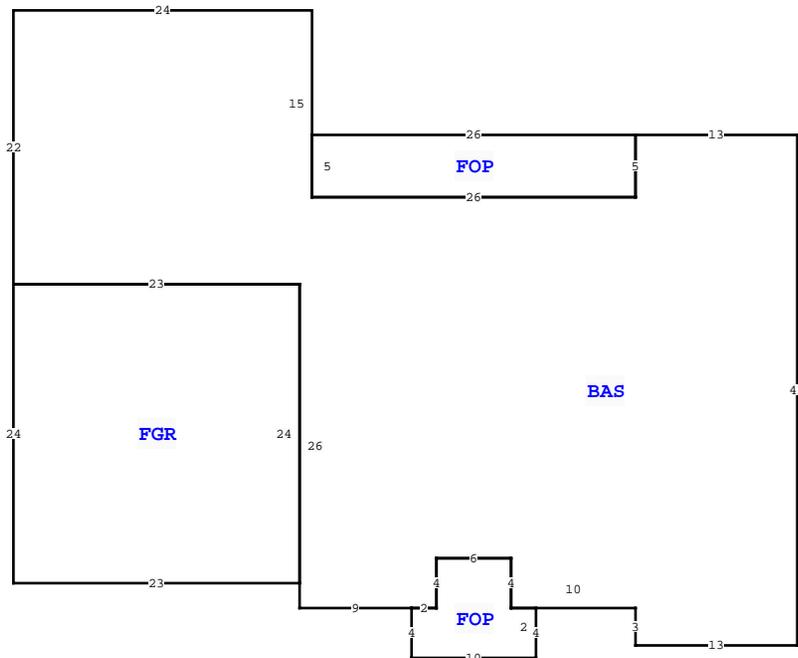


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
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

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: 1921	HX Base Yr 2022



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE			245,855	
TOTAL MARKET OB/XF VALUE			6,645	
TOTAL LAND VALUE - MARKET			35,000	
TOTAL MARKET VALUE			287,500	
SOH/AGL Deduction			44,783	
ASSESSED VALUE			242,717	
TOTAL EXEMPTION VALUE	HX HB		51,411	
BASE TAXABLE VALUE			191,306	
TOTAL JUST VALUE			287,500	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			286,173	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048651	Roof Replacement	22,058	11/14/2023
24641	SFR	598	06/19/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1432/5	3/05/2021	WD Q	Q	I	01	230,000

GRANTOR: ALBRITTON DAVID E	
GRANTEE: JOHNSON ROGER LEE	
1309/1085	2/10/2016 WD Q I 01 170,000
GRANTOR: BUEL A & DONNA G BROW	
GRANTEE: DAVID E ALBRITTON (

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W13 FOP= W26 S5 E26 N5\$ S5 W26 N15 W24 S22 FGR= S24 E23 N24 W23\$ E23 S26 E9 FOP= S4 E10 N4 W2 N4 W6 S4 W2\$ E2 N4 E6 S4 E10 S3 E13 N41\$.	

MAP NUM	MKT AREA	06			
NEIGHBORHOOD/LOC	23416.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,921	100		1,921	206,872
FGR	552	55		304	32,738
FOP	64	30		19	2,046
FOP	130	30		39	4,200
TOTALS	2,667			2,283	245,855

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	930.00	UT	3.00	100	2006	2006	3	100	2,790	
2	0070	CARPORT UF	0	100	18	20	360.00	UT	2.00	100	2009	2009	3	100	720	
3	0169	FENCE/WOOD	0	100	0	0	300.00	UT	13.50	70	2009	2009	3	70	2,835	
4	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	100	2009	2009	3	100	300	

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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							