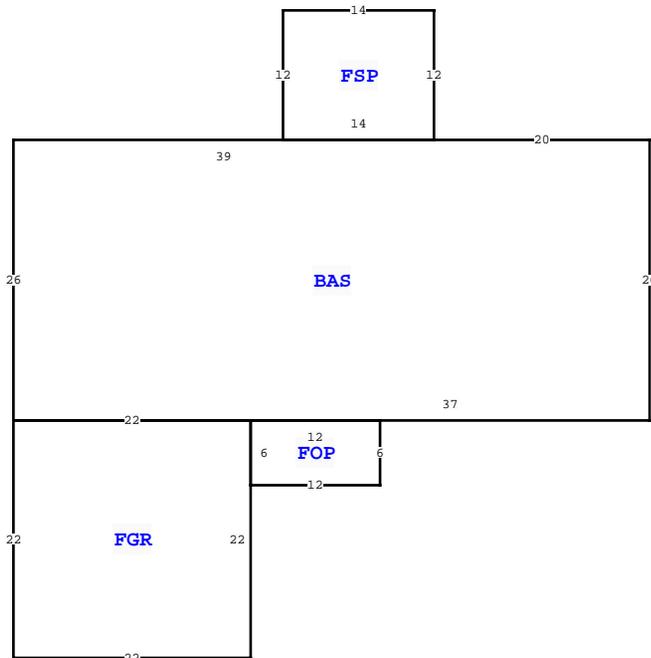




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	70
Exterior Wall	31	VINYL SID	30
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	15	HARDTILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		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	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	24416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,534	100	
FGR	484	55	
FOP	72	30	
FSP	168	40	
TOTALS	2,258		
		1,889	193,279

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%	- 2025									Heated Area: 1534	
												HX Base Yr 2025	



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		193,279	
TOTAL MARKET OB/XF VALUE		4,534	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		232,813	
SOH/AGL Deduction		0	
ASSESSED VALUE		232,813	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		181,402	
TOTAL JUST VALUE		232,813	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		232,084	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21629	SFR	477	03/17/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1288/1735	1/30/2015	WD Q	I	01		165,000
GRANTOR: DEBRA ANN HOLLAND & E						
GRANTEE: NASTASE V UDELL & T						
1265/1130	11/19/2013	PB U	I	18		0
GRANTOR: (CLERK OF COURT) EDGA						
GRANTEE: DEBRA ANN HOLLAND E						

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			04/14/2026		MLU

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	1,282.00	UT	2.00	2.00	100	2004	2004	3	100	2,564	
2	0166	CONC, PAVMT	0	100	16	20	320.00	UT	2.50	2.50	100	2009	2009	3	100	800	
3	0120	CLFENCE	4	0	100	0	180.00	UT	6.50	6.50	100	2009	2009	3	100	1,170	

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							

REVIEW DATE																								
03/06/2025 BY ks Total Acres: 0.54 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 05/08/2026 BY SYS																								