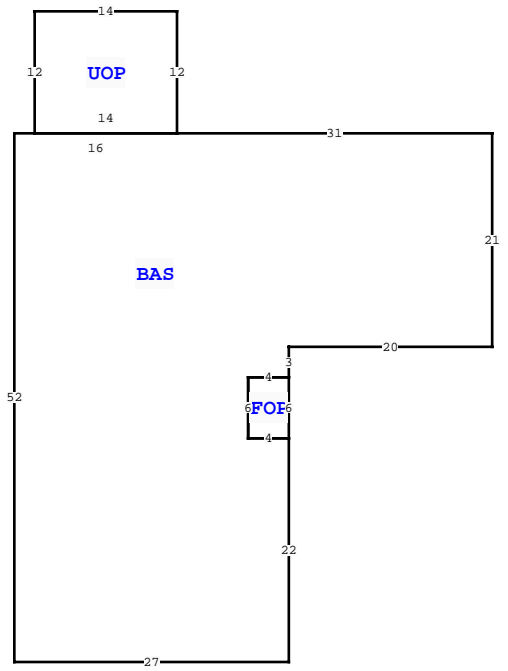




| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|--------------|---------|
| ELEMENT | CD | | |
| Exterior Wall | 17 | MSNRY STUC | 100 |
| Roof Structur | 08 | IRREGULAR | 100 |
| Roof Cover | 14 | PREFIN MT | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floo | 14 | CARPET | 100 |
| Air Condition | 03 | CENTRAL | 100 |
| Heating Type | 04 | AIR DUCTED | 100 |
| Bedrooms | | 2 | 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 | 06 | 06 | |
| DOR CODE | 5000 IMPROVED AG | | |
| MAP NUM | | MKT AREA | 02 |
| NEIGHBORHOOD/LOC | 23616.00 1.00/ | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 1,800 | 100 | |
| FOP | 24 | 30 | |
| UOP | 168 | 20 | |
| TOTALS | 1,992 | | |
| | | 1,841 | 183,382 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | |
|--|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|-------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | |
| 0100 | 01 | 1,841 | 127.0500 | 142.30 | 261,974 | 1990 | 1995 | | 0 | 0 | 30.00 | 70.00 |
| 1 SINGLE FAM 100% - 2017 Heated Area: 1800 HX Base Yr 2017 | | | | | | | | | | | | |



| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 2 | 3 |
|---------------------------|-----------|-------------|---|
| VALUATION SUMMARY | | | |
| VALUATION BY | | STANDARD | |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | | 183,382 | |
| TOTAL MARKET OB/XF VALUE | | 13,764 | |
| TOTAL LAND VALUE - MARKET | | 144,340 | |
| TOTAL MARKET VALUE | | 211,656 | |
| SOH/AGL Deduction | | 61,319 | |
| ASSESSED VALUE | | 150,337 | |
| TOTAL EXEMPTION VALUE | HX HB | 51,411 | |
| BASE TAXABLE VALUE | | 98,926 | |
| TOTAL JUST VALUE | | 341,486 | |
| NCON VALUE | | 2,850 | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | 320,636 | |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|--------|
| | | | |
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| SALES DATA | | | | | | |
|------------------------------|------------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1506/2277 | 11/15/2023 | QC | U | I | 11 | 100 |
| GRANTOR: BRYAN JENNIFER L | | | | | | |
| GRANTEE: BRYAN CHARLES F BRY | | | | | | |
| 1362/1857 | 6/12/2018 | WD | U | V | 11 | 100 |
| GRANTOR: C & K HOLDINGS LLC | | | | | | |
| GRANTEE: CHARLES F III & JEN | | | | | | |

| EXTRA FEATURES | | 160 SW BRAHMAN GLN, FORT WHITE | | | | | | | | | | | | | | |
|----------------|------------|--------------------------------|---------|-----|----|-------|----------|-------|----------------|-----------|---------|-------------|---|--------|-----------------|-------|
| 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 | 0040 | BARN, POLE | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 100 | 0 | 0 | 3 | 100 | 800 | |
| 2 | 0327 | STABLES-SM | 0 | 100 | 40 | 42 | 1,680.00 | UT | 5.00 | 100 | 2010 | 2010 | 3 | 100 | 8,400 | |
| 3 | 0252 | LEAN-TO W/ | 0 | 100 | 0 | 12 | 276.00 | UT | 1.50 | 100 | 2010 | 2010 | 3 | 100 | 414 | |
| 4 | 0070 | CARPORT UF | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 100 | 2015 | 2015 | 3 | 100 | 800 | |
| 5 | 0169 | FENCE/WOOD | 0 | 100 | 0 | 0 | 1.00 | UT | 0.00 | 100 | 2015 | 2015 | 3 | 100 | 500 | |
| 6 | 0040 | BARN, POLE | 0 | 100 | 0 | 0 | 1.00 | UT | 300.00 | 100 | 2026 | 2025 | | 100 | 300 | |
| 7 | 0040 | BARN, POLE | 0 | 100 | 0 | 0 | 1.00 | UT | 350.00 | 100 | 2026 | 2025 | | 100 | 350 | |
| 8 | 0040 | BARN, POLE | 0 | 100 | 0 | 0 | 1.00 | UT | 300.00 | 100 | 2026 | 2025 | | 100 | 300 | |
| 9 | 0040 | BARN, POLE | 0 | 100 | 0 | 0 | 1.00 | UT | 300.00 | 100 | 2026 | 2025 | | 100 | 300 | |
| 10 | 0040 | BARN, POLE | 0 | 100 | 0 | 0 | 1.00 | UT | 400.00 | 100 | 2026 | 2025 | | 100 | 400 | |

| TOTAL OB/XF | | | | | | | | | | | | | 12,564 | | | | | | | | | | | |
|-------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| 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 | | A-1 | 0.00 | 0.00 | 1.30 | AC | | 1.00 | 1.00 | 1.00 | 7,000.00 | 7,000.00 | 9,100 | | | | | | | |
| 2 | 6200 | A | PASTURE 3 | 0 | | A-1 | 0.00 | 0.00 | 19.32 | AC | | 1.00 | 1.00 | 1.00 | 280.00 | 280.00 | 5,410 | | | | | | | |
| 3 | 9910 | M | MKT. VAL. AG | 0 | | A-1 | 0.00 | 0.00 | 19.32 | AC | | 1.00 | 1.00 | 1.00 | 7,000.00 | 7,000.00 | 135,240 | | | | | | | |

| BUILDING NOTES | |
|----------------|--|
| | |
| | |

| BUILDING DIMENSIONS | |
|--|--|
| BAS= W31 UOP= N12 W14 S12 E14\$ W16 S52 E27 N22 FOP= N6W4 S6 E4\$ W4 N6 E4 N3 E20 N21\$. | |

