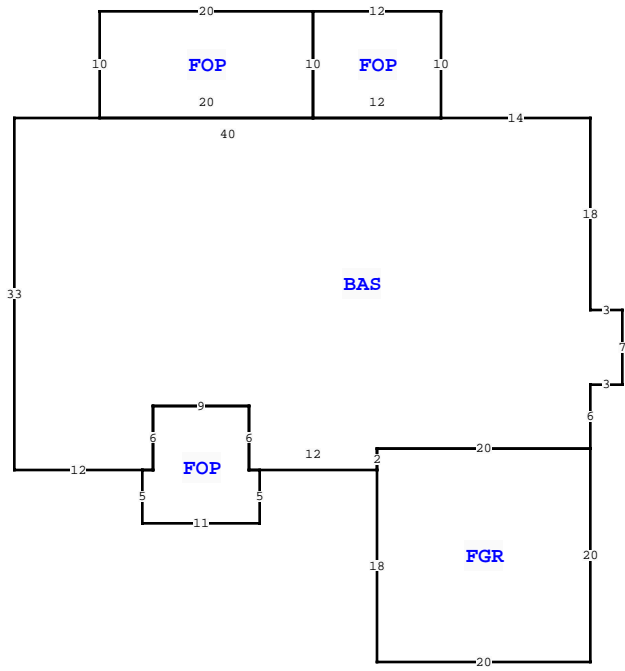




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	19	COMMON BRK	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	14	CARPET	50		
Interior Floo	15	HARDTILE	50		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,709	100		1,709	183,438
FGR	400	55		220	23,614
FOP	109	30		33	3,542
FOP	120	30		36	3,864
FOP	200	30		60	6,440
TOTALS	2,538			2,058	220,898

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,058	119.7950	134.17	276,122	2005	2005	0	0	20.00	80.00	
1 SINGLE FAM 100% - 2017 Heated Area: 1709 HX Base Yr 2017												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			220,898
TOTAL MARKET OB/XF VALUE			11,486
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			267,384
SOH/AGL Deduction			97,047
ASSESSED VALUE			170,337
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			118,926
TOTAL JUST VALUE			267,384
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			262,894

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054198	Roof Replacement	18,600	10/06/2025
23155	SFR	491	05/17/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1280/0468	8/14/2014	WD Q	Q	I	01	165,000
GRANTOR: MANDI C TOUCHTON						
GRANTEE: MICHELLE T FULTON						
1256/1296	6/11/2013	WD Q	Q	I	01	152,000
GRANTOR: LEONARD & KAREN POND						
GRANTEE: MANDI C TOUCHTON						

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	UT	2.50	2.50	100	2005	2005	3	100	2,240	
2	0031	BARN, MT AE	0	100	20	25	UT	11.00	11.00	100	2009	2009	3	100	5,500	
3	0169	FENCE/WOOD	0	100	0	0	UT	13.50	13.50	75	2009	2009	3	75	3,746	

TOTAL OB/XF													11,486											
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	% 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							

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W14 FOP= N10 W12 FOP= W20 S10 E20 N10\$ S10 E12\$ W40 S33 E12 FOP= S5 E11 N5 W1 N6 W9 S6 W1\$ E1 N6 E9 S6 E12 FGR= S18 E20 N20 W20 S2\$ N2 E20 N6 E3 N7 W3N18\$.												