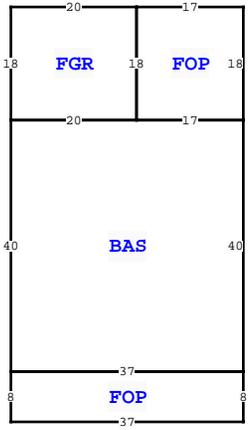
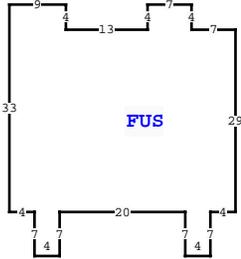
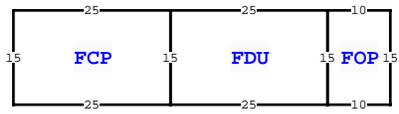


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	80
Interior Floo	14	CARPET	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
ArchitECTUAL	05	CONV	100
Units		0	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	1,480	100	
FCP	375	25	
FDU	375	60	
FGR	360	55	
FOP	150	30	
FOP	296	30	
FOP	306	30	
FUS	1,164	100	
TOTALS	4,506		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	3,387	116.0900	132.34	448,236	2007	2007	0	0	18.00	82.00	
1 SINGLE FAM 100% - 2020 Heated Area: 2644 HX Base Yr 2020												



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			367,554
TOTAL MARKET OB/XF VALUE			28,797
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			431,351
SOH/AGL Deduction			130,399
ASSESSED VALUE			300,952
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			249,541
TOTAL JUST VALUE			431,351
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			430,649

PERMIT NUM	DESCRIPTION	AMT	ISSUED
24873	POOL	200	08/15/2006
24545	SFR	668	05/23/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1382/2232	4/17/2019	WD Q	Q	I	01	285,000
GRANTOR: GREGORY & JENNIFER PL						
GRANTEE: RYAN S & KRISTINA M						
1289/1378	2/17/2015	WD Q	Q	I	01	263,000
GRANTOR: JOHN C & HALEY G BULL						
GRANTEE: GREGORY MORRISON &						

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	0169	FENCE/WOOD	0	100	0	0	UT	13.50	13.50	100	2007	2007
2	0280	POOL R/CON	0	100	16	32	UT	59.50	59.50	100	2007	2007
3	0166	CONC,PAVMT	0	100	0	0	UT	3.00	3.00	100	2007	2007

TOTAL OB/XF												
28,797												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	0100	C	SFR	100		RSF-2	0.00	0.00	1.00	LT		1.00

BUILDING NOTES												
BAS= N40 FOP= N18 W17 S18 E17\$ W17 FGR= N18 W20 S18 E20\$ W20 S40 FOP= S8 E37 N8 W37\$ E37\$ PTR= N30 E50 FUS= N7 E4 N29 W7 N4 W7 S4 W13 N4 W9 S33 E4 S7 E4 N7 E20 S7 E4\$ S30 W50\$ PTR= N80 FOP= N15 W10 FDU= W25 FCP= W25 S15 E25 N15\$ S15 E25 N15\$ S15 E10\$ S80\$.												

BUILDING DIMENSIONS												
BAS= N40 FOP= N18 W17 S18 E17\$ W17 FGR= N18 W20 S18 E20\$ W20 S40 FOP= S8 E37 N8 W37\$ E37\$ PTR= N30 E50 FUS= N7 E4 N29 W7 N4 W7 S4 W13 N4 W9 S33 E4 S7 E4 N7 E20 S7 E4\$ S30 W50\$ PTR= N80 FOP= N15 W10 FDU= W25 FCP= W25 S15 E25 N15\$ S15 E25 N15\$ S15 E10\$ S80\$.												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	0100	C	SFR	100		RSF-2	0.00	0.00	1.00	LT		1.00