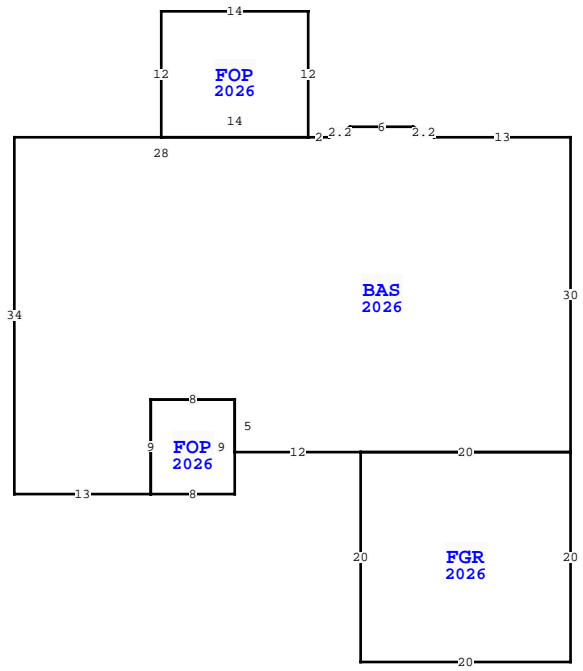




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	32	HARDIE BRD	100		
Exterior Wall	00	N/A	0		
Roof Structure	08	IRREGULAR	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	13	LAM/VNLPLK	100		
Interior Floor	00	N/A	0		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
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	1,610	100	2026	1,610	201,459
FGR	400	55	2026	220	27,529
FOP	72	30	2026	22	2,753
FOP	168	30	2026	50	6,257
TOTALS	2,250			1,902	237,997

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	0%	- 2026									
				Heated Area: 1610								
					HX Base Yr							



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		237,997	
TOTAL MARKET OB/XF VALUE		3,500	
TOTAL LAND VALUE - MARKET		28,000	
TOTAL MARKET VALUE		269,497	
SOH/AGL Deduction		0	
ASSESSED VALUE		269,497	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		269,497	
TOTAL JUST VALUE		269,497	
NCON VALUE		241,497	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		28,000	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052823	New Residential C	200,000	04/03/2025
000052819	Right-of-Way Acce		04/03/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1530/2585	1/06/2025	WD Q	V		03	40,000

GRANTOR: DELTA OMEGA PROPERTIE  
GRANTEE: T.S. FIELDS PROPERT

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		06/06/2023	MLU

BUILDING NOTES	
<b>BUILDING DIMENSIONS</b> BAS=[YR=2026;ORIG=0,-20] W13 U1L2 W6 D1L2 W2 W28 S34 E13 N9 E8 S5 E12 E20 N30 \$ FGR=[YR=2026;ORIG=-20,10] E20 S20 W20 N20 \$ FOP=[YR=2026;ORIG=-39,-32] E14 S12 W14 N12 \$ FOP=[YR=2026;ORIG=-40,5] E8 S9 W8 N9 \$	

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	0	0	0		700.00	UT	5.00			5.00	100	2026	2025	100	3,500	

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	0					1.00	LT		1.00	1.00	1.00	28,000.00	28,000.00	28,000								