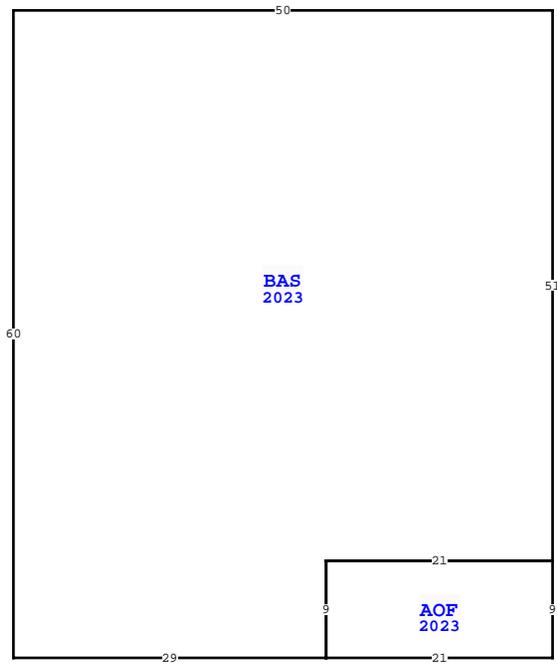


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	27	PREFIN MTL 100
Roof Structur	10	STEEL FRME 100
Roof Cover	14	PREFIN MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Ceiling	03	PART.FIN. 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Fixtures		3 100
Frame	05	STEEL 100
Story Height		16 100
RMS		2 100
Stories	1.	1. 100
Condition Adj	03	03 100
Quality	07	07
DOR CODE	2500 REPAIR SERVICE	
MAP NUM	MKT AREA	06
NEIGHBORHOOD/LOC	24416.06 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
AOFF	189	150
BAS	2,811	100
TOTALS	3,000	

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
8700	06	3,095	164.8358	65.93	204,053	2022	2022	0	0	2.00	98.00			
1 PREF M B A 0% - 2023 Heated Area: 3000 HX Base Yr														



COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		
VALUATION BY	STANDARD	
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE	199,972	
TOTAL MARKET OB/XF VALUE	34,912	
TOTAL LAND VALUE - MARKET	130,650	
TOTAL MARKET VALUE	365,534	
SOH/AGL Deduction	5,456	
ASSESSED VALUE	360,078	
TOTAL EXEMPTION VALUE	0	
BASE TAXABLE VALUE	360,078	
TOTAL JUST VALUE	365,534	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	327,344	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049325	Remodel	40,300	03/01/2024
000044198	New Commercial Co	200,000	04/14/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1455/2313	12/01/2021	WD Q	V	01		120,000

GRANTOR: CRAPPS DANIEL TRUSTEE
GRANTEE: FROST INNOVATIONS L

BUILDING DIMENSIONS	
BAS=[YR=2023;ORIG=10,0] S60 E29 N9 E21 N51 W50 \$	
AOF=[YR=2023;ORIG=39,51] S9 E21 N9 W21 \$	

BUILDING NOTES	

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	0260	PAVEMENT-A	0	0	0	12,896.00	UT	2.00	2.00	100	2023	2022		100	25,792	
2	0166	CONC, PAVMT	0	0	104	5	UT	3.00	3.00	100	2023	2022		100	1,560	
3	0150	CLFENCE	8	0	0	1.00	UT	7,560.00	7,560.00	100	2025	2024		100	7,560	

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	2500	C	SRVC SHOPS	0		ILW	0.00	0.00	2.01	AC		1.00	1.00	1.00	65,000.00	65,000.00	130,650							