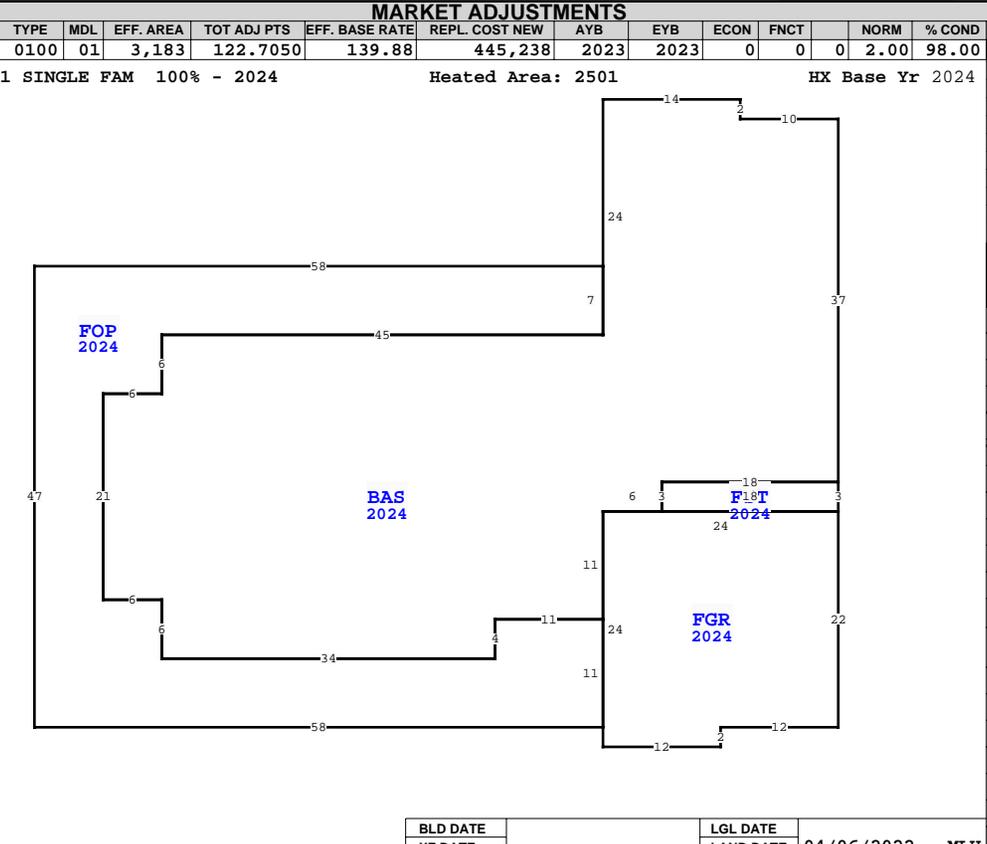


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		3.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	25315.02	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,501	100	2024
FGR	552	55	2024
FOP	1,159	30	2024
FST	54	55	2024
TOTALS	4,266		
		3,183	436,333

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100% - 2024										Heated Area: 2501 HX Base Yr 2024	



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			436,333
TOTAL MARKET OB/XF VALUE			118,089
TOTAL LAND VALUE - MARKET			64,584
TOTAL MARKET VALUE			619,006
SOH/AGL Deduction			0
ASSESSED VALUE			619,006
TOTAL EXEMPTION VALUE	HX HB 13		619,006
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			619,006
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			615,946

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049187	Swimming Pool and	102,184	02/09/2024
000047479	Electrical Serv	0	06/15/2023
000044414	New Residential C	628,000	05/11/2022
000044402	Storage Building	83,000	05/11/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1436/685	4/28/2021	WD	Q	V	01	65,000

GRANTOR: WHIPKEY NEIL
GRANTEE: CULVERHOUSE JAMES G
1312/2509 4/07/2016 WD U V 30 500
GRANTOR: MICHELLE WHIPKEY EDWA
GRANTEE: NEIL & BONNIE WHIPK

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	0030	BARN,MT	0	100	40	60	UT	30.00	30.00	100	2024	2023		100	72,000	
2	0166	CONC,PAVMT	0	100	0	0	UT	3.00	3.00	100	2024	2023		100	2,880	
3	0280	POOL R/CON	0	100	16	38	UT	70.00	70.00	100	2025	2024		98	41,709	
4	0166	CONC,PAVMT	0	100	0	0	UT	1,500.00	1,500.00	100	2025	2024		100	1,500	

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			A-1	0.00	0.00	9.36	AC		1.00	1.00	0.60	11,500.00	6,900.00	64,584							