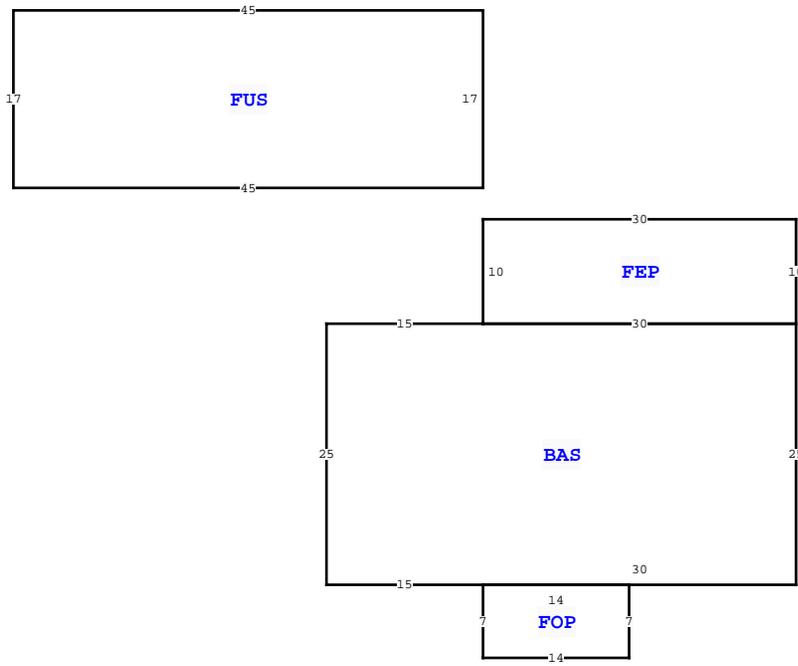




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	08	WD OR PLY 20
Roof Structure	07	GAMBREL 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.5	1.5 100
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 02
NEIGHBORHOOD/LOC	25716.020	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,125	100
FEP	300	80
FOP	98	30
FUS	765	100
TOTALS	2,288	2,159

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%	- 0									Heated Area: 1890 HX Base Yr	



COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		186,014
TOTAL MARKET OB/XF VALUE		11,670
TOTAL LAND VALUE - MARKET		50,000
TOTAL MARKET VALUE		247,684
SOH/AGL Deduction		96,556
ASSESSED VALUE		151,128
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		99,717
TOTAL JUST VALUE		247,684
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		247,684

LAND:1:1: LOT 14-A  
SALE:1:1: N1/2 TRACT 14, RUM ISLAND RANCHES

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30369	MAINT/ALTR	45	08/13/2012

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1374/1549	12/03/2018	LE	U	I	14	100

GRANTOR: RICHARD F & CORENLIA  
GRANTEE: RICHARD F SWANN & C  
0725/0413 7/17/1990 WD Q I 89,500  
GRANTOR: TOWNLEY MACK  
GRANTEE: RICHARD F SWANN

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/14/2024	MLU

BUILDING NOTES	
BAS= W15 S25 E15 FOP= S7 E14N7 W14\$ E30 N25 FEP= N10 W30 S10 E30\$ W30\$ PTR=N30 FUS= W45 S17 E45 N17\$ S30\$.	

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	0031	BARN,MT AE	0	100	0	0	UT	0.00	0.00	100	0	0	3	100	8,000	
2	0180	FPLC 1STRY	0	100	0	0	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
3	0294	SHED WOOD/	0	100	8	10	UT	7.50	7.50	100	1993	1993	3	100	600	
4	0070	CARPORT UF	0	100	12	20	UT	3.00	3.00	100	1993	1993	3	100	720	
5	0252	LEAN-TO W/	0	100	0	0	UT	0.00	0.00	100	2010	2010	3	100	50	
6	0258	PATIO	0	100	0	0	UT	0.00	0.00	100	2010	2010	3	100	300	

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	DPTH 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		A-1	0.00	0.00	5.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,000							