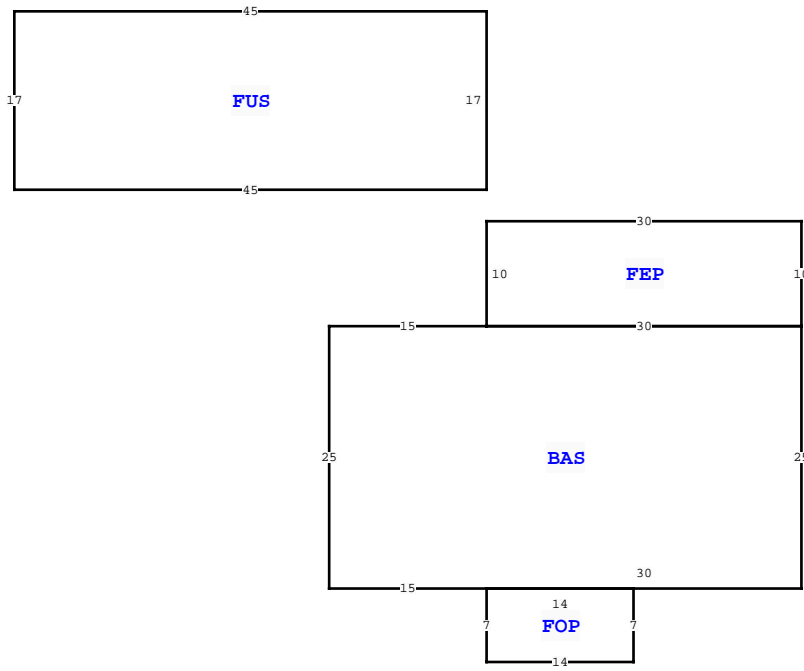




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	80
Exterior Wall	08	WD OR PLY	20
Roof Structure	07	GAMBREL	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type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

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			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	186,014			
TOTAL MARKET OB/XF VALUE	11,670			
TOTAL LAND VALUE - MARKET	65,000			
TOTAL MARKET VALUE	262,684			
SOH/AGL Deduction	111,556			
ASSESSED VALUE	151,128			
TOTAL EXEMPTION VALUE	HX HB 51,411			
BASE TAXABLE VALUE	99,717			
TOTAL JUST VALUE	262,684			
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	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

EXTRA FEATURES														BLD DATE		LGL DATE																
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	INC DATE	AG DATE														
1	0031	BARN, MT AE	0	100	0	0			1.00	UT	0.00	0.00	100	0	0	3	100	8,000														
2	0180	FPLC 1STRY	0	100	0	0			1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000														
3	0294	SHED WOOD/	0	100	8	10			80.00	UT	7.50	7.50	100	1993	1993	3	100	600														
4	0070	CARPORT UF	0	100	12	20			240.00	UT	3.00	3.00	100	1993	1993	3	100	720														
5	0252	LEAN-TO W/	0	100	0	0			1.00	UT	0.00	0.00	100	2010	2010	3	100	50														
6	0258	PATIO	0	100	0	0			1.00	UT	0.00	0.00	100	2010	2010	3	100	300														
TOTALS																2,288	2,159	186,014														

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	13,000.00	13,000.00	65,000							