



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		1 100
Bathrooms		1 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000 IMPROVED AG	
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	26215.00 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	320	100
TOTALS	320	17,537

MARKET ADJUSTMENTS																													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																		
0201	02	320	106.0000	99.64	31,885	2005	2005	0	0	45.00	55.00																		
1 MANUF 1 100% - 2006 Heated Area: 320 HX Base Yr 2006																													
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> <th>MLU</th> <th>SPF</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>05/16/2023</td> <td></td> <td>05/15/2022</td> <td></td> <td></td> </tr> </tbody> </table>														BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	MLU	SPF				05/16/2023		05/15/2022		
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	MLU	SPF																						
			05/16/2023		05/15/2022																								

COLUMBIA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY		STANDARD		
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE		17,537		
TOTAL MARKET OB/XF VALUE		29,032		
TOTAL LAND VALUE - MARKET		325,820		
TOTAL MARKET VALUE		67,332		
SOH/AGL Deduction		13,269		
ASSESSED VALUE		54,063		
TOTAL EXEMPTION VALUE		25,000		
BASE TAXABLE VALUE		29,063		
TOTAL JUST VALUE		372,389		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		372,389		
SALE:1:2: CO				
SALE:3:1: PART OF LAND DESC IN SUWANNEE COUNTY				
SALE:2:1: FORECLOSURE (SOME IN SUWANNEE CO)				
SALE:1:1: PART OF THIS SALE WAS FOR ACREAGE IN SUW				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
22393	TR/TRAILER	150	10/15/2004	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD	SALE PRICE
1008/1650	1/30/2004	WD Q	I 01	0
GRANTOR: RAY VINCENT				
GRANTEE: WILLIAM R & JOANNE				
0847/1067	6/30/1997	WD Q	I 01	195,000
GRANTOR: CLERK OF COURT				
GRANTEE: RAY VINCENT				
BUILDING NOTES				
447 NW BERMUDA PL, WELLBORN				
BUILDING DIMENSIONS				
BAS= W40 S8 E40 N8\$.				

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	0296	SHED METAL	0 100	12	24	288.00	UT	7.00	7.00	100	2005	2005	3	100	2,016	
2	0296	SHED METAL	0 100	12	24	288.00	UT	7.00	7.00	100	2005	2005	3	100	2,016	
3	0030	BARN, MT	0 0	30	50	1,500.00	UT	12.00	12.00	100	2007	2007	3	100	18,000	
4	9945	Well/Sept	0 100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
TOTALS														320	17,537	

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0200	C	MBL HM	100			0.00	0.00	1.00	AC		1.00	1.00	0.80	5,500.00	4,400.00	4,400							
2	6200	A	PASTURE 3	0			0.00	0.00	58.44	AC		1.00	1.00	1.00	280.00	280.00	16,363							
3	9910	M	MKT. VAL. AG	0			0.00	0.00	58.44	AC		1.00	1.00	1.00	5,500.00	5,500.00	321,420							