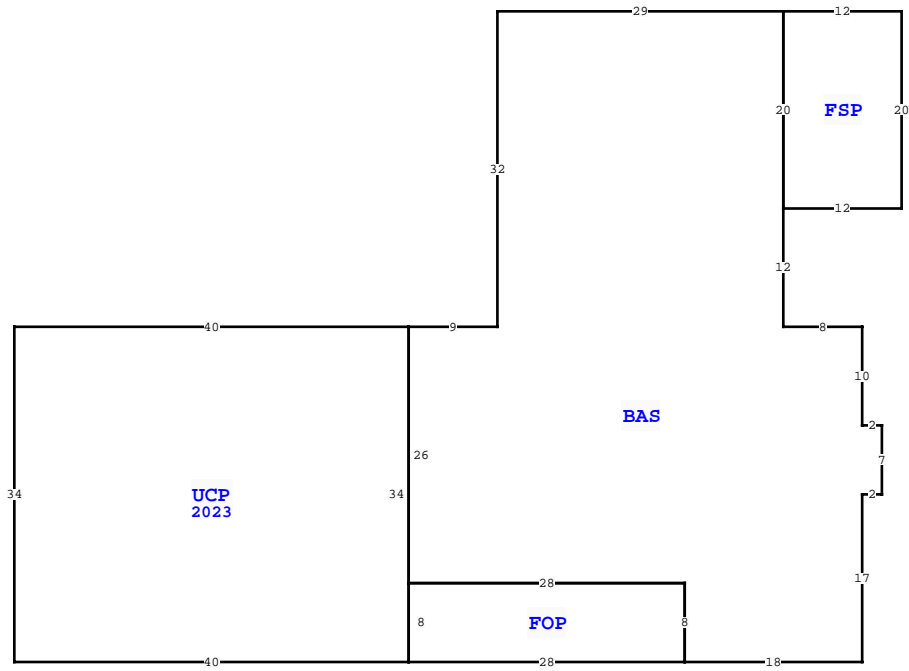




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
08	WD OR PLY 100				
03	GABLE/HIP 100				
14	PREFIN MT 100				
05	DRYWALL 100				
08	SHT VINYL 100				
03	CENTRAL 100				
04	AIR DUCTED 100				
	1 100				
	1 100				
01	NONE 100				
1.	1. 100				
05	CONV 100				
	0 100				
03	03 100				
01	01 100				
05	05				
5000	IMPROVED AG				
	MKT AREA		03		
26216.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,282	100		2,282	157,882
FOP	224	30		67	4,635
FSP	240	40		96	6,642
UCP	1,360	20	2023	272	18,819
TOTALS	4,106			2,717	187,978

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,717	95.0400	106.44	289,197	1991	1991	0	0	35.00	65.00
1 SINGLE FAM 100% - 1996 Heated Area: 2282 HX Base Yr 1996											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		187,978	
TOTAL MARKET OB/XF VALUE		26,318	
TOTAL LAND VALUE - MARKET		104,195	
TOTAL MARKET VALUE		227,484	
SOH/AGL Deduction		70,765	
ASSESSED VALUE		156,719	
TOTAL EXEMPTION VALUE		HX HB WX 56,411	
BASE TAXABLE VALUE		100,308	
TOTAL JUST VALUE		318,491	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		302,461	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1426/431	12/10/2020	LE U		I	14	0
GRANTOR: SPRADLEY EDGAR DARRYL						
GRANTEE: E.D. SPRADLEY REVOC						
0916/0766	12/13/2000	WD Q	V		01	100
GRANTOR: E R & KATHERINE SPRAD						
GRANTEE: EDGAR DARRYL SPRADL						

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	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	100	1993	1993	3	100	2,500	
2	0280	POOL R/CON	0	100	16	32	512.00	UT	49.00	100	2000	2000	3	40	10,035	
3	0166	CONC,PAVMT	0	100	34	51	1,222.00	UT	1.50	100	2000	2000	3	100	1,833	
4	0031	BARN,MT AE	0	100	25	30	750.00	UT	9.00	100	2018	2018	3	100	6,750	
5	0031	BARN,MT AE	0	100	0	0	1.00	UT	0.00	100	2018	2018	3	100	2,500	
6	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	100	2018	2018	3	100	1,000	
7	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	100	2018	2018	3	100	500	
8	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	2018	2018	3	100	500	
9	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	100	2018	2018	3	100	500	
10	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	100	2018	2018	3	100	200	

TOTAL OB/XF												26,318												
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		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	6,500.00	6,500.00	6,500							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	15.03	AC		1.00	1.00	1.00	445.00	445.00	6,688							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	15.03	AC		1.00	1.00	1.00	6,500.00	6,500.00	97,695							

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[ORIG=0,0] W29 S32 W9 S26 E28 S8 E18 N17 E2 N7 W2 N10 W8 N12 N20 \$											
FSP=[ORIG=0,20] E12 N20 W12 S20 \$											
FOP=[ORIG=-38,58] S8 E28 N8 W28 \$											
UCP=[YR=2023;ORIG=-78,32] E40 S34 W40 N34 \$											

REVIEW DATE 05/02/2023 BY ks																													
Total Acres: 16.03						Total Land Value: 13,188						Market: 97,695						Agricultural: 6,688						Common: 6,500					