

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	08	CLAY TILE	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	50
Interior Floor	15	HARDTILE	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		5	100
Bathrooms		4.5	100
Frame	02	WOOD FRAME	100
Stories	2.	2.	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	06
NEIGHBORHOOD/LOC	26316.030	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	3,588	100	2023
FGR	322	55	2023
FGR	540	55	2023
FOP	119	30	2023
FSP	848	40	2023
FUS	1,741	100	2023
TOTALS	7,158		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	6,178	136.1225	155.18	958,702	2022	2022	0	0	0	3.00	97.00
1 SINGLE FAM 0% - 2023 Heated Area: 5329 HX Base Yr												

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	0	24	24	576.00	UT	11.00	11.00	100	2018	2018	3	100	6,336	
2	0251	LEAN TO W/	0	0	14	24	336.00	UT	3.50	3.50	100	2018	2018	3	100	1,176	
3	0030	BARN,MT	0	0	0	0	1.00	UT	2,500.00	2,500.00	100	2021	2020		100	2,500	
4	0280	POOL R/CON	0	0	0	0	587.00	UT	70.00	70.00	100	2023	2022		95	39,036	
5	0282	POOL ENCL	0	0	0	0	1,686.00	UT	15.00	15.00	100	2023	2022		80	20,232	
6	0166	CONC,PAVMT	0	0	0	0	3,600.00	UT	3.00	3.00	100	2023	2022		100	10,800	
TOTALS													80,080				

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	0		00	0.00	0.00	1.00	LT		1.00	1.00	4.50	35,000.00	157,500.00	157,500								

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		929,941	
TOTAL MARKET OB/XF VALUE		80,080	
TOTAL LAND VALUE - MARKET		157,500	
TOTAL MARKET VALUE		1,167,521	
SOH/AGL Deduction		0	
ASSESSED VALUE		1,167,521	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		1,167,521	
TOTAL JUST VALUE		1,167,521	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		1,162,726	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043836	Screen Enclosure	20,000	03/03/2022
000042202	Swimming Pool and	90,000	06/23/2021
000040605	New Residential C	700,000	09/28/2020
40605	SFR	0	09/28/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1430/2452	2/17/2021	WD	U	I	11	100

BUILDING NOTES						
GRANTOR: SLAY MARVIN H						
GRANTEE: FLORIDA FIRST COAST						
1249/1450	2/12/2013	WD	U	V	37	105,000
GRANTOR: RONALD K FLEMING						
GRANTEE: MARVIN H & MARY T S						

BUILDING DIMENSIONS												
BAS=[YR=2023;ORIG=80,10] W16 S14 W18 N13 W14 N10 W16 S21 W2 S53 E27 N9 E9 N7 E7 S7 E1 S5 E8 N19 E14 N42 \$												
FSP=[YR=2023;ORIG=80,-2] W17 S6 W17 N8 W30 S5 E16 S10 E14 S13 E18 N14 E16 N12 \$												
FGR=[YR=2023;ORIG=39,75] W23 S23 E6 S1 E11 N1 E6 N23 \$												
FGR=[YR=2023;ORIG=66,52] E14 S23 W14 N23 \$												
FOP=[YR=2023;ORIG=57,59] W7 S7 W2 S7 E10 N7 W1 N7 \$												
FUS=[YR=2023;ORIG=105,8] S47 W4 S15 E9 N7 E8 S7 E9 N25 E7 N2 E6 N29 W16 N6 W19 \$												