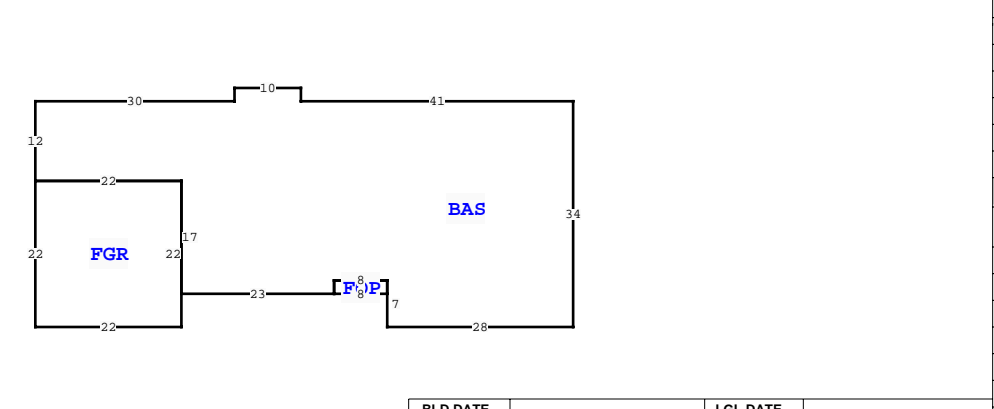


ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 70
Exterior Wall	32	HARDIE BRD 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectural Units	05	CONV 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	3,575	113.9050	127.57	456,063	1980	1980	0	0	45	35.00	20.00



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,119	100		2,119	54,064
FGR	484	55		266	6,787
FOP	16	30		5	128
FOP	56	30		17	434
FUS	1,168	100		1,168	29,800

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	0166	CONC, PAVMT	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,000	
2	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	100	1993	1993	3	100	1,200	

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			04/14/2026		

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	0140	C	SFR GOLF	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.92	35,000.00	67,200.00	67,200							

TOTAL OB/XF												3,200											
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COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			91,213
TOTAL MARKET OB/XF VALUE			3,200
TOTAL LAND VALUE - MARKET			67,200
TOTAL MARKET VALUE			161,613
SOH/AGL Deduction			6,357
ASSESSED VALUE			155,256
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			155,256
TOTAL JUST VALUE			161,613
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			161,613

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054438	Roof Replacement	16,000	11/10/2025
31585	MAINT/ALTR	335	11/14/2013
23881	ADDN SFR	350	11/22/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1290/0471	2/26/2015	QC U		I	30	100
GRANTOR: ERIC DEE & RANDIE M E						
GRANTEE: ERVIN MANAGEMENT LL						
1262/0559	9/27/2013	WD Q		I	01	98,000
GRANTOR: ROBERT ALLEN & MARGAR						
GRANTEE: ERIC DEE & RANDIE M						

BUILDING NOTES	
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BUILDING DIMENSIONS	
BAS= W41 N2 W10 S2 W30 S12 FGR= S22 E22 N22 W22\$ E22 S17 E23 FOP= E8 N2 W8 S2\$ N2E8 S7 E28 N34\$ PTR= N30 FUS= N34 W36 S27 FOP= S7 E8 N7 W8\$ E8 S7 E28\$ S30\$.	