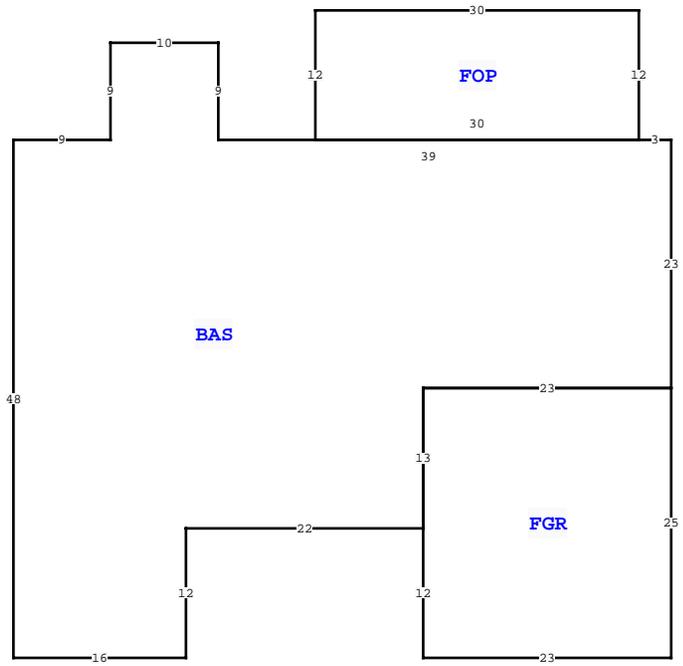


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	07	CORK/VTILE	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	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	2,179	100	
FGR	575	55	
FOP	360	30	
TOTALS	3,114		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,603	123.8622	138.73	361,114	1983	1983	0	0	35.00	65.00
1 SINGLE FAM 100% - 2023 Heated Area: 2179 HX Base Yr 2023											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		234,724	
TOTAL MARKET OB/XF VALUE		24,865	
TOTAL LAND VALUE - MARKET		42,000	
TOTAL MARKET VALUE		301,589	
SOH/AGL Deduction		16,345	
ASSESSED VALUE		285,244	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		233,833	
TOTAL JUST VALUE		301,589	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		301,589	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1475/1614	9/14/2022	WD	Q	I	01	285,000
GRANTOR: BANNISTER COREY						
GRANTEE: PALMA CARLOS EDUARDO						
1322/1105	9/19/2016	WD	U	I	30	167,000
GRANTOR: LARRY C BRENES (INDIV)						
GRANTEE: COREY & VICKI BANNI						

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	0166	CONC, PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,029	
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	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1986	1986	3	40	14,336	
4	0282	POOL ENCL	0	100	0	0	1,000.00	UT	15.00	15.00	100	1986	1986	3	40	6,000	
5	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	300	
6	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	200	
TOTALS															24,865		

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	0140	C	SFR GOLF	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.20	35,000.00	42,000.00	42,000							