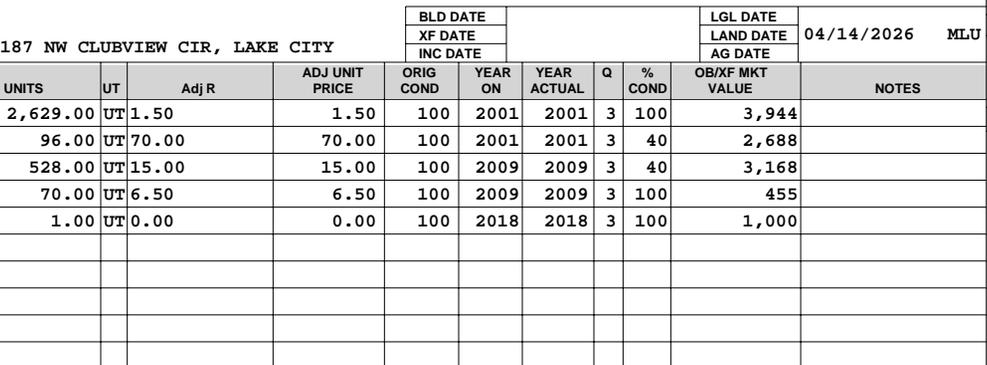


ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 80
Exterior Wall	31	VINYL SID 20
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 80
Interior Floor	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	0%	- 2024									
Heated Area: 2063 HX Base Yr												



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,063	100		2,063	211,068
FGR	552	55		304	31,103
FOP	35	30		10	1,023
FSP	199	40		80	8,185
TOTALS	2,849			2,457	251,379

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	0	0	0	2,629.00	UT	1.50	1.50	100	2001	2001	3	100	3,944	
2	0280	POOL R/CON	0	0	8	12	96.00	UT	70.00	70.00	100	2001	2001	3	40	2,688	
3	0282	POOL ENCL	0	0	22	24	528.00	UT	15.00	15.00	100	2009	2009	3	40	3,168	
4	0120	CLFENCE 4	0	0	0	0	70.00	UT	6.50	6.50	100	2009	2009	3	100	455	
5	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	2018	2018	3	100	1,000	

LAND DESCRIPTION																								
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	1.00	35,000.00	35,000.00	35,000							

TOTAL OB/XF												
11,255												

COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 2		Tax Dist:
BUILDING MARKET VALUE		251,379
TOTAL MARKET OB/XF VALUE		11,255
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		297,634
SOH/AGL Deduction		0
ASSESSED VALUE		297,634
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		297,634
TOTAL JUST VALUE		297,634
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		296,690

LAND:1:1: JOINS HX PRLC
SALE:1:1: LOT 35 FAIRWAY VIEW UNIT 1 (PR ASSOCIATI

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18033	POOL	75	03/09/2001
17794	SFR	371	01/04/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1489/764	4/21/2023	WD Q	Q	I	01	320,000
GRANTOR: HEJNY JEFFERY G						
GRANTEE: ARCE ROLANDO SANCHE						
1409/0937	4/03/2020	WD Q	Q	I	01	235,000
GRANTOR: FREDERICK MICHAEL BUY						
GRANTEE: JEFFERY G & KATHLEE						

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS= W12 FSP= N10 W22 S2 R3 D3 S3 D2 R2 E17\$ W17 L2 U2 N3 U3 L3 W7 D3 L3 L3 U3 W8 L3 D3 S14 W2 S19 E2 FGR= S24 E23 N24 W23\$ E23 S6 E15 FOP= E7 N5 W7 S5 \$ N5 E7 S7 E13 N36\$.												