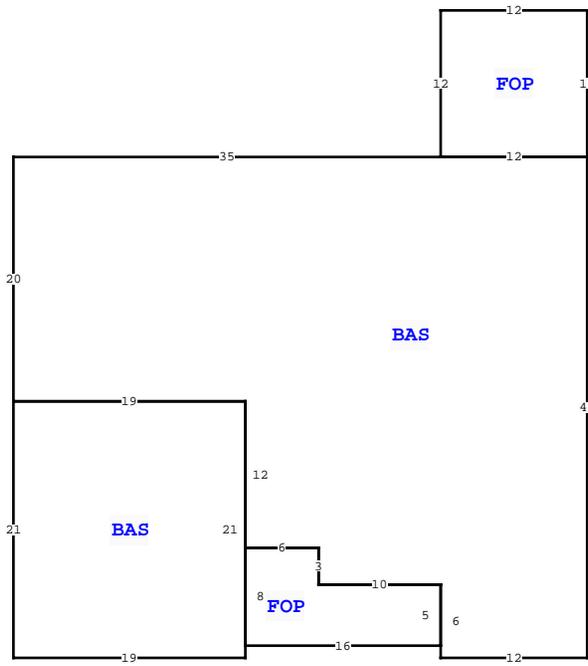




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	80
Interior Floor	14	CARPET	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		5	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MOR NUM		MKT AREA	06
NEIGHBORHOOD/LOC	26416.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	399	100	
BAS	1,414	100	
FOP	98	30	
FOP	144	30	
TOTALS	2,055		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2024	136.04	256,435	2010	2015	0	0	10.00	90.00
			Heated Area: 1813			HX Base Yr 2024					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			230,792
TOTAL MARKET OB/XF VALUE			7,067
TOTAL LAND VALUE - MARKET			26,000
TOTAL MARKET VALUE			263,859
SOH/AGL Deduction			5,622
ASSESSED VALUE			258,237
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			206,826
TOTAL JUST VALUE			263,859
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			262,323

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26589	SFR	616	01/05/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1488/1633	4/18/2023	WD	Q	I	01	305,000
GRANTOR: ROBEY GARY D						
GRANTEE: O'STEEN NICHOLAS C						
1402/2727	1/06/2020	WD	U	I	38	164,100
GRANTOR: ERICA HEATH & CARLEE						
GRANTEE: GARY D ROBEY						

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	1,052.00	UT	2.25	2.25	100	2010	2010	3	100	2,367	
2	0296	SHED METAL	0	100	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	3,500	
3	0120	CLFENCE 4	0	100	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400	
4	0169	FENCE/WOOD	0	100	0	1.00	UT	800.00	800.00	100	2023	2022		100	800	
TOTALS															7,067	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/08/2025	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W35 S20 BAS= S21 E19 N21 W19\$ E19 S12 FOP= S8 E16 N5 W10 N3 W6\$ E6 S3 E10 S6 E12 N41 FOP= N12 W12 S12 E12\$ W12\$.	

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	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	26,000.00	26,000.00	26,000							