

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK 70	
Exterior Wall	31	VINYL SID 30	
Roof Structure	08	IRREGULAR 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 80	
Interior Floor	15	HARDTILE 20	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	01	NONE 100	
Stories	1.	1. 100	
Architectural	05	CONV 100	
Units		0 100	
Condition Adj	03	03 100	
Kitchen Adjus	01	01 100	
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	27416.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,366	100	
FOP	24	30	
FSP	300	40	
TOTALS	1,690		
			1,493
			135,981

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% - 2020									
Heated Area: 1366						HX Base Yr 2020					

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				135,981		
TOTAL MARKET OB/XF VALUE				4,848		
TOTAL LAND VALUE - MARKET				28,000		
TOTAL MARKET VALUE				168,829		
SOH/AGL Deduction				43,899		
ASSESSED VALUE				124,930		
TOTAL EXEMPTION VALUE				HX HB 51,411		
BASE TAXABLE VALUE				73,519		
TOTAL JUST VALUE				168,829		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				168,618		
SALE:2:1: LOT 2 SPRINGFIELD ESTATES PHASE I						
SALE:1:1: LOT 2 PHASE I SPRINGFIELD DEVELOPER TO C						
LAND:1:1: 0.40 AC.						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
38410	MAINT/ALTR	80	07/26/2019			
7010	SFR	35,000	04/06/1993			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1516/641	6/07/2024	WD	U	I	11	100
GRANTOR:HAZEN JACK E LIVING T						
GRANTEE:REGISTER STEFANIE						
1390/2039	8/06/2019	WD	Q	I	01	139,900
GRANTOR:RYAN & PATRICK PASCHA						
GRANTEE:STEFANIE REGISTER (
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W19 S25 E14 FOP= S1 E6N4 W6 S3\$ N3 E6 S4 E20 N1 E14 N16 E2 N7 W2 N2 W15 FSP= N15 W20 S15 E20\$ W20\$.						

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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	100	0	0	3	100	2,000		
2	0166	CONC,PAVMT	0	100	0	0	984.00	UT	1.40	100	0	0	3	100	1,378		
3	0296	SHED METAL	0	100	8	10	80.00	UT	5.00	30	1993	1993	3	30	120		
4	0169	FENCE/WOOD	0	100	0	0	450.00	UT	7.50	40	1993	1993	3	40	1,350		
TOTALS												1,690			1,493	135,981	

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/ME	00.00	175.00	1.00	LT		1.00	1.00	1.00	28,000.00	28,000.00	28,000							