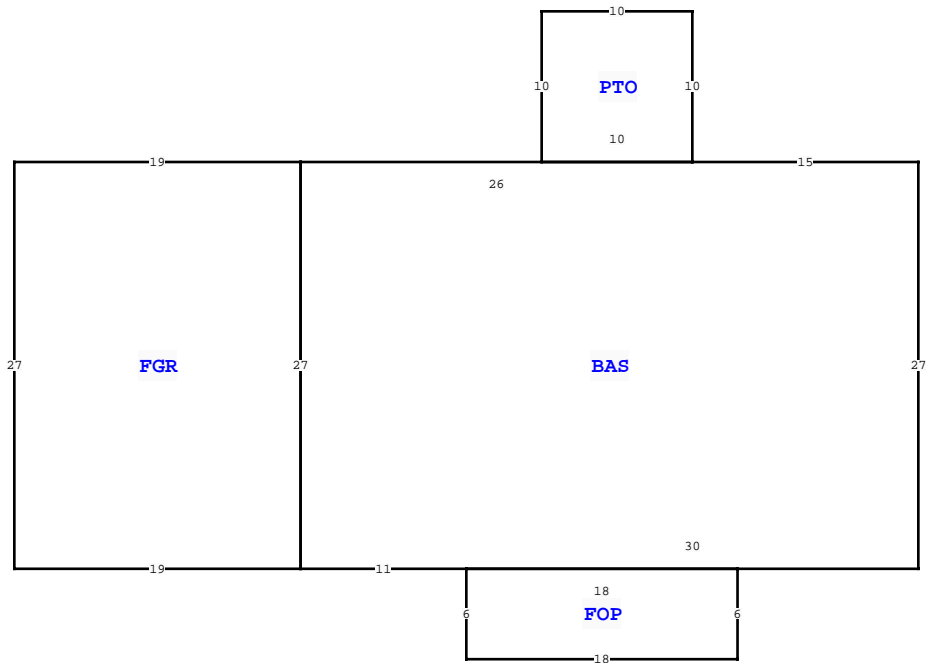




BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 100
Roof Structur	08 IRREGULAR 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floo	13 LAM/VNLPLK 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	05 05
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 01
NEIGHBORHOOD/LOC	27416.010 1.00/
AREA TYPE	TOTAL GROSS AREA
BAS	1,107
FGR	513
FOP	108
PTO	100
TOTALS	1,828

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% - 2022		144.48	206,028	1991	1995	0	0	30.00	70.00
Heated Area: 1107			HX Base Yr 2022								



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	144,220		
TOTAL MARKET OB/XF VALUE	2,469		
TOTAL LAND VALUE - MARKET	28,000		
TOTAL MARKET VALUE	174,689		
SOH/AGL Deduction	63,518		
ASSESSED VALUE	111,171		
TOTAL EXEMPTION VALUE	51,411		
BASE TAXABLE VALUE	59,760		
TOTAL JUST VALUE	174,689		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	176,749		

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1431/1412	3/01/2021	WD	Q	I	01	166,000
GRANTOR: LOVE ALEXANDRA N						
GRANTEE: FEDERMAYER FRANK T						
1295/0434	5/22/2015	WD	Q	I	01	86,500
GRANTOR: GEORGE & BRANDI VITTU						
GRANTEE: ALEXANDRA N LOVE						

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,107	100		1,107	111,957
FGR	513	55		282	28,520
FOP	108	30		32	3,236
PTO	100	5		5	505
TOTALS	1,828			1,426	144,220

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	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	0	0	3	100	1,200	
2	0166	CONC, PAVMT	0	100	52	10	520.00	UT	1.50	100	0	0	3	100	780	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	100	1993	1993	3	100	200	
4	0166	CONC, PAVMT	0	100	3	30	90.00	UT	2.00	80	1993	1993	3	80	144	
5	0169	FENCE/WOOD	0	100	0	0	30.00	UT	7.50	20	1993	1993	3	20	45	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2014	2014	3	100	100	

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

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W15 PTO= N10 W10 S10 E10\$ W26 FGR= W19 S27 E19 N27\$ S27 E11 FOP= S6 E18 N6 W18\$ E30 N27\$.											

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	48.00	151.00	1.00	LT		1.00	1.00	1.00	28,000.00	28,000.00	28,000							