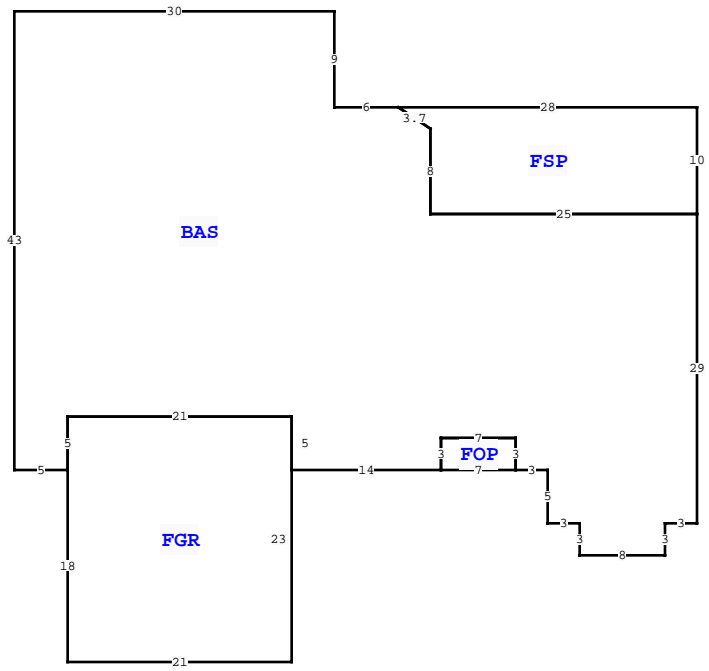


BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	19	COMMON BRK 70			
Exterior Wall	31	VINYL SID 30			
Roof Structure	08	IRREGULAR 100			
Roof Cover	14	PREFIN MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 90			
Interior Floor	15	HARDTILE 10			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		4 100			
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 03			
NEIGHBORHOOD/LOC	28216.010	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,161	100		2,161	205,554
FGR	483	55		266	25,302
FOP	21	30		6	570
FSP	253	40		101	9,607
TOTALS	2,918			2,534	241,034

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%	1998		344,827	1997	1997	0	0	30.10	69.90	
				Heated Area: 2161				HX Base Yr 1998				



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			241,034
TOTAL MARKET OB/XF VALUE			2,526
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			293,560
SOH/AGL Deduction			115,784
ASSESSED VALUE			177,776
TOTAL EXEMPTION VALUE			51,411
BASE TAXABLE VALUE			126,365
TOTAL JUST VALUE			293,560
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			292,250

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053144	Roof Replacement	10,000	05/19/2025
12859	SFR	350	08/06/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1158/2592	9/24/2008	QC	Q	I	03	100
GRANTOR: MICHAEL K JR & MIRIAM						
GRANTEE: MICHAEL K & WANDA S						
1098/0412	10/04/2006	QC	Q	I	01	100
GRANTOR: MICHAEL K JR & MIRIAM						
GRANTEE: MICHAEL K & WANDA S						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/11/2026	MLU

**BUILDING DIMENSIONS**  
 BAS= W30 S43 E5 FGR= S18 E21N23 W21 S5\$ N5 E21 S5 E14 FOP= E7 N3 W7 S3\$ N3 E7 S3 E3S5 E3 S3 E8 N3 E3 N29 FSP= N10 W28 D2 R3 S8 E25 \$ W25 N8 L3 U2 W6 N9\$.

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	0296	SHED METAL	0 100	14	16	1.00	UT	0.00	0.00	100	0	0	3	100	400	
2	0166	CONC, PAVMT	0 100	0	0	417.00	UT	1.50	1.50	100	1997	1997	3	100	626	
3	0070	CARPORT UF	0 100	0	0	1.00	UT	1,500.00	1,500.00	100	2023	2022		100	1,500	
													<b>TOTAL OB/XF</b>		2,526	

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		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							