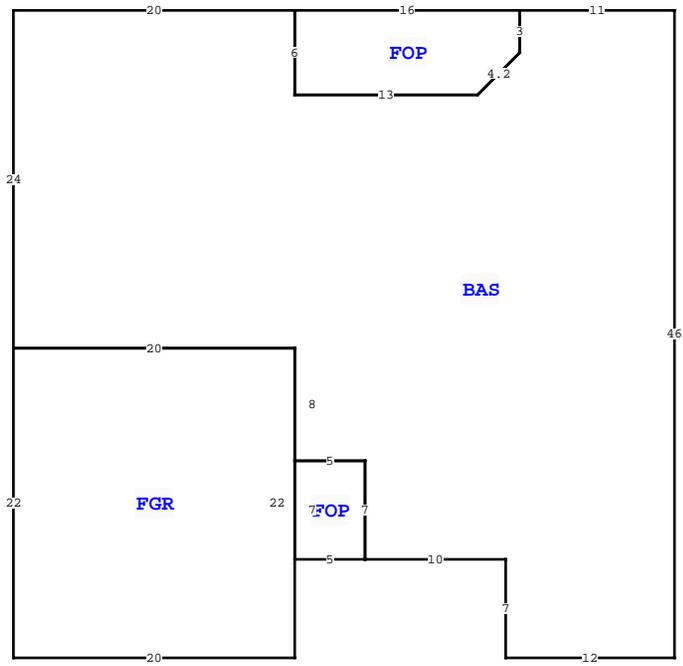




BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	19	COMMON BRK 100			
Roof Structur	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 50			
Interior Floor	15	HARDTILE 50			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Architectual Units	05	CONV 100			
Condition Adj	03	03 100			
Kitchen Adjus	01	01 100			
Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 06			
NEIGHBORHOOD/LOC	28316.070	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,491	100		1,491	178,536
FGR	440	55		242	28,978
FOP	35	30		10	1,197
FOP	92	30		28	3,353
TOTALS	2,058			1,771	212,064

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%	- 2026								
Heated Area: 1491 HX Base Yr 2026											



COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		212,064
TOTAL MARKET OB/XF VALUE		6,075
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		240,639
SOH/AGL Deduction		0
ASSESSED VALUE		240,639
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		189,228
TOTAL JUST VALUE		240,639
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		235,495

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051706	Roof Replacement	18,604	12/04/2024
23487	SFR	626	08/15/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1477/2557	10/24/2022	WD	Q	I	01	290,000
GRANTOR: SAVO ALFREDO						
GRANTEE: MILLER CHRISTOPHER						
1374/1085	12/14/2018	WD	Q	I	01	151,800
GRANTOR: YACINE & ALLISON BELF						
GRANTEE: ALFREDO SAVO						

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	0	UT	2.50	2.50	100	2006	2006	3	100	2,875	
2	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2008	2008	3	100	1,200	
3	0169	FENCE/WOOD	0	100	0	0	UT	2,000.00	2,000.00	100	2023	2022		100	2,000	

TOTAL OB/XF											
6,075											

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W11 FOP= W16 S6 E13 R3 U3 N3\$ S3 D3 L3 W13 N6 W20 S24 FGR= S22 E20 N22 W20\$ E20 S8 FOP= S7 E5 N7 W5\$ E5 S7 E10 S7 E12 N46\$.											

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	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							