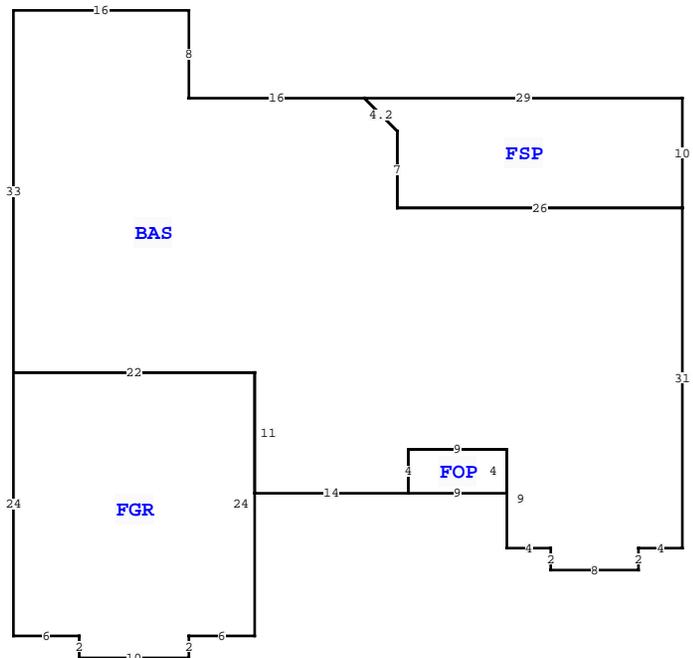


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 100
Roof Structur	08 IRREGULAR 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	15 HARDTILE 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual Units	05 CONV 100 0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	05 05

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,296	120.5820	135.05	310,075	1996	1996	0	0	29.00	71.00
1 SINGLE FAM 100% - 2021 Heated Area: 1878 HX Base Yr 2021											



DOR CODE		MAP NUM		NEIGHBORHOOD/LOC	
0100	SINGLE FAMILY	28316.050	1.00/	06	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,878	100		1,878	180,073
FGR	548	55		301	28,862
FOP	36	30		11	1,055
FSP	265	40		106	10,164
<b>TOTALS</b>	<b>2,727</b>			<b>2,296</b>	<b>220,153</b>

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE		220,153	
TOTAL MARKET OB/XF VALUE		2,790	
TOTAL LAND VALUE - MARKET		39,375	
TOTAL MARKET VALUE		262,318	
SOH/AGL Deduction		67,035	
ASSESSED VALUE		195,283	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		143,872	
TOTAL JUST VALUE		262,318	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		265,419	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
11153	SFR	295	05/15/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1409/1092	3/27/2020	WD	U	I	30	131,800
GRANTOR: WALTER SAMUEL & BONNI						
GRANTEE: LOGAN R & CAREY J D						
1377/1682	2/01/2019	WD	Q	I	01	145,000
GRANTOR: MICHAEL PRESLEY AS IN						
GRANTEE: WALTER SAMUEL & BON						

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		1.50	100	1996	1996	3	100	2,790	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/03/2025	MLU

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W16 N8 W16 S33 FGR= S24E6 S2 E10 N2 E6 N24 W22\$ E22 S11 E14 FOP= E9 N4 W9 S4\$ N4 E9 S9 E4 S2 E8 N2 E4 N31 FSP= N10 W29 D3 R3 S7 E26\$ W26 N7 L3 U3 \$.											

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	1.13	35,000.00	39,375.00	39,375							