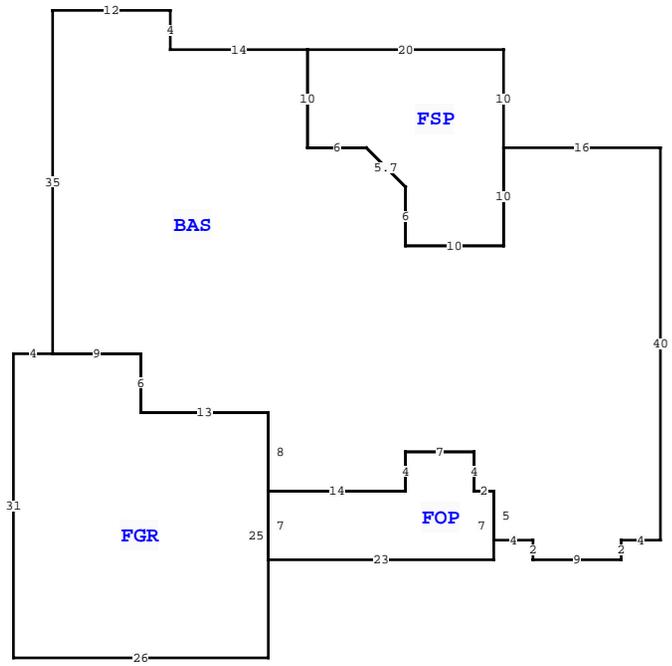


BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	19 COMMON BRK 70				
Exterior Wall	31 VINYL SID 30				
Roof Structure	03 GABLE/HIP 100				
Roof Cover	12 MODULAR MT 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	14 CARPET 90				
Interior Floor	11 CLAY TILE 10				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	3 100				
Bathrooms	2 100				
Frame	01 NONE 100				
Stories	1. 1. 100				
Architectual	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 06				
NEIGHBORHOOD/LOC	28316.050 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,215	100		2,215	199,800
FGR	728	55		400	36,081
FOP	189	30		57	5,142
FSP	308	40		123	11,095
TOTALS	3,440			2,795	252,117

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: 2215					HX Base Yr 2026	



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			252,117
TOTAL MARKET OB/XF VALUE			14,406
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			301,523
SOH/AGL Deduction			70,714
ASSESSED VALUE			230,809
TOTAL EXEMPTION VALUE	HX HB SX		101,411
BASE TAXABLE VALUE			129,398
TOTAL JUST VALUE			301,523
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			305,659

PERMIT NUM	DESCRIPTION	AMT	ISSUED
14448	SFR	365	08/28/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1529/2263	12/12/2024	WD	Q	I	01	360,000
GRANTOR: HOUSE BUYER JOE LLC						
GRANTEE: VILLALTA MAVRA						
1525/1058	10/07/2024	WD	U	I	37	200,000
GRANTOR: MILLER ANGELA NICOLE						
GRANTEE: HOUSE BUYER JOE LLC						

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	2,044.00	UT	1.50	1.50	100	1998	1998	3	100	3,066	
2	0294	SHED WOOD/	0	100	15	15	225.00	UT	7.50	7.50	100	1998	1998	3	100	1,688	
3	0166	CONC, PAVMT	0	100	16	73	1,168.00	UT	2.00	2.00	75	1998	1998	3	75	1,752	
4	0060	CARPORT F	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,000	
5	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,500	
6	0104	GENERATOR	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2025	2024		90	5,400	

TOTAL OB/XF												14,406			
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE							04/14/2026	MLU		

BUILDING NOTES	
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BUILDING DIMENSIONS	
BAS= W16 FSP= N10 W20 S10 E6 R4 D4 S6 E10 N10\$ S10 W10 N6 U4 L4 W6 N10 W14 N4 W12 S35 FGR= W4S31 E26 N25 W13 N6 W9\$ E9 S6 E13 S8 FOP= S7 E23 N7 W2 N4 W7 S4 W14\$ E14 N4 E7 S4 E2 S5 E4 S2 E9 N2 E4 N40\$.	

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							