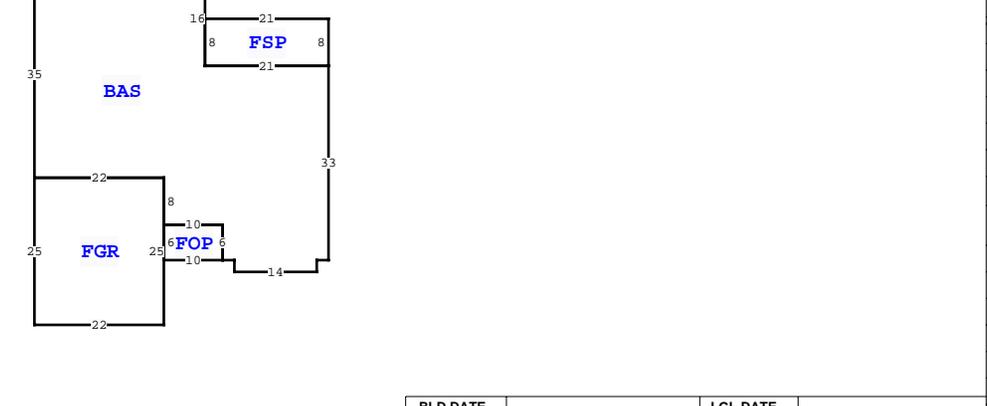


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 80
Interior Floo	08 SHT VINYL 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	2 100
Frame	N/A 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,939	115.5770	129.45	380,454	1992	1992	0	0	35.00	65.00		
1 SINGLE FAM 100% - 2023 Heated Area: 1774 HX Base Yr 2023													



Quality		DOR CODE		MAP NUM		NEIGHBORHOOD/LOC	
07	07	5000	IMPROVED AG		06	28316.010	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE		
BAS	1,774	100		1,774	149,269		
FDG	1,296	60		778	65,463		
FGR	550	55		302	25,411		
FOP	60	30		18	1,515		
FSP	168	40		67	5,637		
<b>TOTALS</b>	<b>3,848</b>			<b>2,939</b>	<b>247,295</b>		

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		247,295	
TOTAL MARKET OB/XF VALUE		7,896	
TOTAL LAND VALUE - MARKET		26,620	
TOTAL MARKET VALUE		266,589	
SOH/AGL Deduction		0	
ASSESSED VALUE		266,589	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		215,178	
TOTAL JUST VALUE		281,811	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		281,811	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1477/1249	10/12/2022	WD	Q	I	01	340,000
GRANTOR: BOUCHARD JOHN O						
GRANTEE: SALVATORE SOFIA MEL						
1417/1877	8/20/2020	WD	Q	I	01	255,000
GRANTOR: JERRY & CAROLYN CROSS						
GRANTEE: JOHN O & DENISE J B						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	
2	0260	PAVEMENT-A	0	100	220	2,200.00	UT	1.40	1.40	
3	0260	PAVEMENT-A	0	100	0	744.00	UT	1.50	1.50	
4	0080	DECKING	0	100	8	400.00	UT	5.00	5.00	
5	0166	CONC, PAVMT	0	100	0	1.00	UT	0.00	0.00	

TOTAL OB/XF										
7,896										
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					
						05/09/2022	MLU			

BUILDING NOTES									

BUILDING DIMENSIONS									
FSP= N8 W21 S8 E21\$ BAS= W21 N16 W29 S35 FGR= E22 S25 W22 N25\$ E22 S8 FOP= E10 S6 W10 N6\$ E10 S6 E2 S2 E14 N2 E2 N33\$ PTR= N30 FDG= N36 W36 S36 E36\$ S30\$.									

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	DPHT 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	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	6200	A	PASTURE 3	100					1.42	AC		1.00	1.00	1.00	280.00	280.00	398							
3	9910	M	MKT. VAL. AG	100					1.42	AC		1.00	1.00	1.00	11,000.00	11,000.00	15,620							