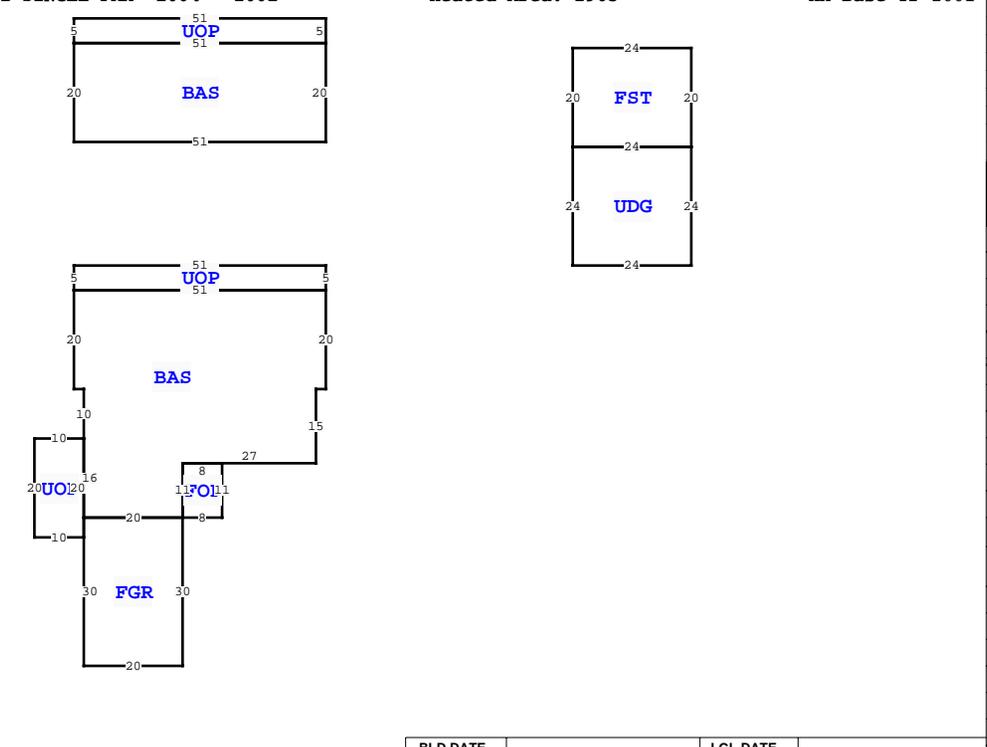


ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 60
Exterior Wall	19	COMMON BRK 40
Roof Structure	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 90
Interior Floor	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3.5 100
Frame	01	NONE 100
Stories	2.	2. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	4,044	124.0533	138.94	561,873	1981	1981	0	0	35.00	65.00



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,020	100		1,020	92,117
BAS	1,945	100		1,945	175,655
FGR	600	55		330	29,803
FOP	88	30		26	2,348
FST	480	55		264	23,842
UDG	576	55		317	28,629
UOP	200	20		40	3,613
UOP	255	20		51	4,606
UOP	255	20		51	4,606
TOTALS	5,419			4,044	365,217

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	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100	1989	1989	3	40	14,336	
2	0021	BARN,FR AE	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	2,500	
3	0166	CONC,PAVMT	0	100	21	25	525.00	UT	2.00	2.00	70	1993	1993	3	70	735	
4	0294	SHED WOOD/	0	100	10	12	120.00	UT	7.50	7.50	60	1993	1993	3	60	540	
5	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1993	1993	3	100	2,000	
6	0282	POOL ENCL	0	100	47	56	2,632.00	UT	15.00	15.00	100	2014	2014	3	45	17,766	
7	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,000	
8	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	
9	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	3,000	

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
				04/09/2025	MLU

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	AC		1.00	1.00	1.00	8,000.00	8,000.00	8,000							
2	6200	A	PASTURE 3	0			0.00	0.00	8.00	AC		1.00	1.00	1.00	280.00	280.00	2,240							
3	9910	M	MKT.VAL.AG	0			0.00	0.00	8.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	72,000							

TOTAL OB/XF												42,377											
-------------	--	--	--	--	--	--	--	--	--	--	--	--------	--	--	--	--	--	--	--	--	--	--	--

COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION BY				STANDARD	
Tax Group: 2		Tax Dist:			
BUILDING MARKET VALUE				365,217	
TOTAL MARKET OB/XF VALUE				42,377	
TOTAL LAND VALUE - MARKET				80,000	
TOTAL MARKET VALUE				417,834	
SOH/AGL Deduction				156,741	
ASSESSED VALUE				261,093	
TOTAL EXEMPTION VALUE				HX HB 51,411	
BASE TAXABLE VALUE				209,682	
TOTAL JUST VALUE				487,594	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				489,173	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31508	POOL ENCL	165	10/10/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0913/1173	10/27/2000	WD	Q	I		135,500
GRANTOR: RICHARD & HEATHER MCM						
GRANTEE: ROBERT F JR & KIMBE						
0811/2153	10/03/1995	WD	Q	I		170,000
GRANTOR: JC BELL & BARBARA BEL						
GRANTEE: RICHARD A MCMANAWAY						

BUILDING NOTES	
----------------	--

BUILDING DIMENSIONS	
UOP= W51 S5 BAS= S20 E2 S10 UOP= W10 S20 E10 N20\$ S16 FGR= S30 E20 N30 W20\$ E20 FOP= E8 N11 W8 S11\$ N11 E27 N15 E2 N20 W51\$ E51 N5\$ PTR= N50 UOP= W51 S5 BAS= S20 E51N20 W51\$ E51 N5 \$\$50\$ PTR= E50 UDG= E24 N24 FST= N20 W24 S20 E24\$ W24 S24\$ W50\$.	