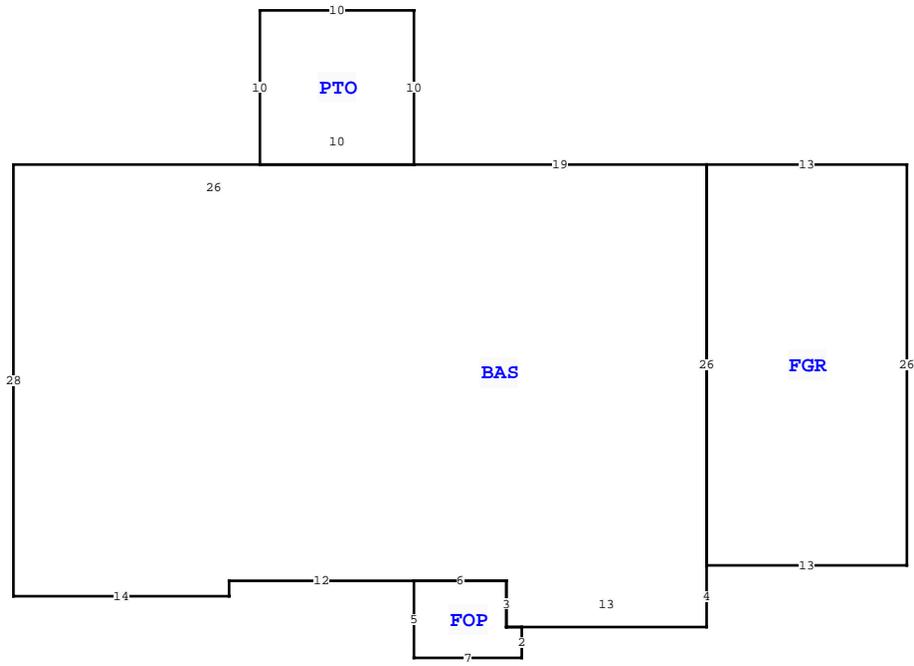


BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	19 COMMON BRK 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	14 CARPET 90				
Interior Floor	15 HARDTILE 10				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	3 100				
Bathrooms	2 100				
Frame	02 WOOD FRAME 100				
Stories	1. 1. 100				
Architectual Units	05 CONV 100 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	28316.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,268	100		1,268	136,122
FGR	338	55		186	19,967
FOP	32	30		10	1,074
PTO	100	5		5	537
TOTALS	1,738			1,469	157,700

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,469	117.7110	134.19	197,125	2005	2005	0	0	20.00	80.00	
2 SINGLE FAM			0% - 2026	Heated Area: 1268			HX Base Yr					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2
VALUATION SUMMARY		2
VALUATION BY	STANDARD	
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE	316,382	
TOTAL MARKET OB/XF VALUE	3,804	
TOTAL LAND VALUE - MARKET	13,000	
TOTAL MARKET VALUE	333,186	
SOH/AGL Deduction	0	
ASSESSED VALUE	333,186	
TOTAL EXEMPTION VALUE	0	
BASE TAXABLE VALUE	333,186	
TOTAL JUST VALUE	333,186	
NCON VALUE	0	
INCOME VALUE	0	
PREVIOUS YEAR MKT VALUE	331,517	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053188	Roof Replacement	10,000	05/21/2025
000053192	Roof Replacement	10,000	05/21/2025
23516	SFR	380	08/22/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1551/2301	10/10/2025	QC	U	I	11	100

GRANTOR: TIMMONS TRAVIS  
GRANTEE: CROOKED PINES APART

1515/525	5/20/2024	TR	U	I	11	100
GRANTOR: TIMMONS CHARLES REVOC GRANTEE: TIMMONS TRAVIS						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W19 PTO= N10 W10 S10 E10\$ W26 S28 E14 N1 E12 FOP= S5 E7 N2 W1 N3 W6\$ E6 S3 E13 N4 FGR= E13 N26 W13 S26\$ N26\$.	

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	0	0	924.00	UT	2.00	2.00	100	2005	2005	3	100	1,848	
2	0166	CONC, PAVMT	0	0	0	978.00	UT	2.00	2.00	100	2005	2005	3	100	1,956	

LAND DESCRIPTION		TOTAL OB/XF													3,804									
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	0		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	13,000.00	13,000.00	13,000							

