



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	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	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectural Units	01	CONV	100
		0	100
Quality	05	05	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	28416.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,296	100	
FOP	216	35	
TOTALS	1,512		
		1,372	91,509

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	1	100%	-	2010							
Heated Area: 1296						HX Base Yr			2010			
BLD DATE												
XF DATE												
INC DATE												
LGL DATE												
LAND DATE										05/04/2026		MLU
AG DATE												

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			91,509
TOTAL MARKET OB/XF VALUE			5,340
TOTAL LAND VALUE - MARKET			95,000
TOTAL MARKET VALUE			110,354
SOH/AGL Deduction			49,081
ASSESSED VALUE			61,273
TOTAL EXEMPTION VALUE	HX HB		36,273
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			191,849
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			190,825

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050754	Roof Replacement	8,500	09/06/2024
27530	M H	665	12/19/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1163/0918	12/03/2008	WD	Q	V		67,500
GRANTOR: THOMAS & AMANDA PRIES						
GRANTEE: CHRISTOPHER MCRAE						
1163/0916	12/03/2008	QC	Q	V	01	100
GRANTOR: KAY & ROBERT PRIEST						
GRANTEE: THOMAS & AMANDA PRI						

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
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	100	2009	2009
2	0166	CONC, PAVMT	0	100	0	0	696.00	UT	2.50	100	2009	2009
3	0296	SHED METAL	0	100	10	20	200.00	UT	11.00	100	2009	2009
4	0080	DECKING	0	100	0	0	1.00	UT	0.00	100	2014	2014

TOTAL OB/XF												
5,340												
BLD DATE												
XF DATE												
INC DATE												
LGL DATE												
LAND DATE										05/04/2026		MLU
AG DATE												

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W48 S27 E48 FOP= E8 N27 W8 S27\$ N27\$.												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	0200	C	MBL HM	100		00	0.00	0.00	1.00	AC		1.00
2	5500	A	TIMBER 2	0		00	0.00	0.00	9.00	AC		1.00
3	9910	M	MKT. VAL. AG	0		00	0.00	0.00	9.00	AC		1.00