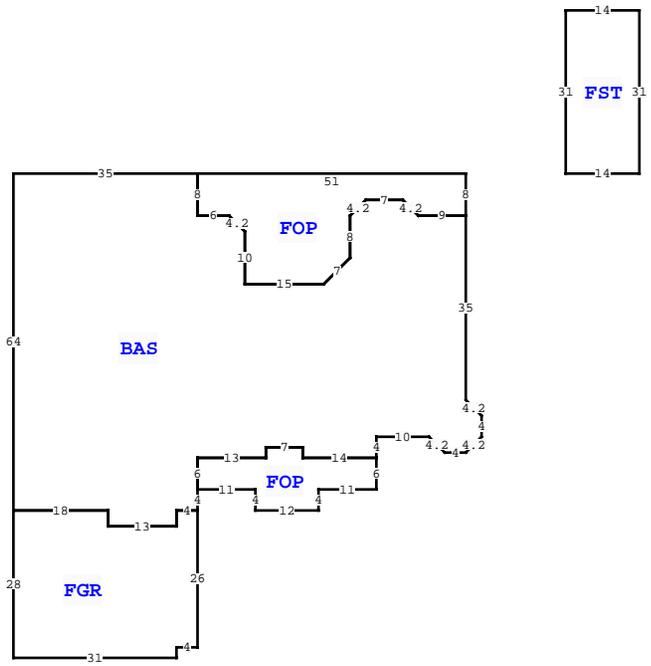




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		3.5	100
Frame	02	WOOD FRAME	100
Stories	1.1	1.100	
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	5000 IMPROVED AG		
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	28416.01 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	4,359	100	
FGR	933	55	
FOP	266	30	
FOP	630	30	
FST	434	55	
TOTALS	6,622		

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%	- 2022								
Heated Area: 4359						HX Base Yr 2022					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		545,920	
TOTAL MARKET OB/XF VALUE		43,278	
TOTAL LAND VALUE - MARKET		162,560	
TOTAL MARKET VALUE		678,428	
SOH/AGL Deduction		59,656	
ASSESSED VALUE		618,772	
TOTAL EXEMPTION VALUE	HX HB VP	391,828	
BASE TAXABLE VALUE		226,944	
TOTAL JUST VALUE		751,758	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		747,997	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000050179	Electrical Servic	0	06/21/2024
000048849	Roof Replacement	100,000	12/13/2023
18955	SFR	721	11/14/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1434/2223	3/31/2021	WD	Q	I	01	585,000
GRANTOR: SNIPES CHARLES						
GRANTEE: FULLER MICHAEL J						
1024/2848	8/31/2004	WD	Q	V	01	44,000
GRANTOR: ROCKY A & KAREN MOODY						
GRANTEE: CHARLES S & GERALDI						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0262	PRCH,FOP	0	100	0	1.00	UT	0.00	0.00	100
2	0083	DOCK-LAKE	0	100	0	640.00	UT	11.50	11.50	100
3	0166	CONC,PAVMT	0	100	0	4,677.00	UT	2.00	2.00	100
4	0040	BARN,POLE	0	100	0	1.00	UT	0.00	0.00	100
5	0040	BARN,POLE	0	100	0	1.00	UT	0.00	0.00	100
6	0166	CONC,PAVMT	0	100	8	320.00	UT	2.00	2.00	75
7	0031	BARN,MT AE	0	100	40	3,200.00	UT	11.00	11.00	75
8	0169	FENCE/WOOD	0	100	0	1.00	UT	0.00	0.00	100

TOTAL OB/XF												43,278												
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		A-1	0.00	0.00	10.82	AC		1.00	1.00	1.00	8,000.00	8,000.00	86,560							
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	9.50	AC		1.00	1.00	1.00	281.00	281.00	2,670							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.50	AC		1.00	1.00	1.00	8,000.00	8,000.00	76,000							

BUILDING NOTES									
<p>BUILDING DIMENSIONS</p> <p>BAS= W35 S64 FGR= S28 E31 N2 E4 N26 W4 S3 W13 N3 W18 S E18 S3 E13 N3 E4 N4 FOP= E11 S4 E12 N4 E11 N6 W14 N2 W7 S2 W13 S6S N6 E13 N2 E7 S2 E14 N4 E10 D3 R3 E4 R3 U3 N4 U3 L3 N35 POP= N8 W51 S8 E6 D3 R3 S10 E15 R5 U5 N8 R3 U3 E7 D3 R3 E9S W9 L3 U3 W7 D3 L3 S8 D5 L5 W15 N10 L3 U3 W6 N8S PTR= E70 FST= E14 N31 W14 S31S W70S.</p>									

LAND DESCRIPTION										TOTAL OB/XF															
1	0100	C	SFR	100		A-1	0.00	0.00	10.82	AC		1.00	1.00	1.00	8,000.00	8,000.00	86,560								
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	9.50	AC		1.00	1.00	1.00	281.00	281.00	2,670								
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	9.50	AC		1.00	1.00	1.00	8,000.00	8,000.00	76,000								

