



| BUILDING CHARACTERISTICS | | | | | | | | | | MARKET ADJUSTMENTS | | | | | | | | | | COLUMBIA COUNTY PROPERTY | | | | | | | | | | | | | | | | | | | | | | | |
|---|------------|--------------|----------------------|-----|--------|------------|-------|--------|----------------|---------------------------------|---------|-------------|-------------|----------------|-----------------|----------------|------------|-----------------------------|------|--|--------|-------------------|----|--------|--|--|--|--|--|-------------------|------|-----------|-----|-----|--------|------------|-----------|------------|----|---|---|----|---------|
| ELEMENT | CD | CONSTRUCTION | | | | | | | | TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | VALUATION SUMMARY | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 5,560 TOTAL LAND VALUE - MARKET 129,500 TOTAL MARKET VALUE 15,920 SOH/AGL Deduction 347 ASSESSED VALUE 15,573 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 15,573 TOTAL JUST VALUE 135,060 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 135,060 | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | SALE: 2:1: 2 PARCELS (32-1S-17-04614-000) SALE: 1:1: INCLUDED 04614-000 | | | | | | | | | | | | | | | | | | | | | | | |
| DOR CODE 5000 IMPROVED AG | | | | | | | | | | | | | | | | | | | | PERMIT NUM DESCRIPTION AMT ISSUED 12587 PUMP/UTPOL 30 05/30/1997 | | | | | | | | | | | | | | | | | | | | | | | |
| MAP NUM | | | | | | | | | | NEIGHBORHOOD/LOC 29117.00 1.00/ | | | | | | | | | | SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1449/1280</td> <td>10/06/2021</td> <td>WD</td> <td>Q</td> <td>I</td> <td>05</td> <td>350,000</td> </tr> </tbody> </table> GRANTOR: WILSON JOHN GARY GRANTEE: H & H FAMILY FARMS 0765/1740 10/02/1992 WD U V 35 62,500 GRANTOR: J T WOOD GRANTEE: JOHN GARY WILSON | | | | | | | | | | OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE | 1449/1280 | 10/06/2021 | WD | Q | I | 05 | 350,000 |
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 1449/1280 | 10/06/2021 | WD | Q | I | 05 | 350,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| TOTALS | | | | | | | | | | BLD DATE XF DATE INC DATE | | | | | | | | | | LGL DATE LAND DATE AG DATE 04/11/2025 MLU | | | | | | | | | | | | | | | | | | | | | | | |
| 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 | 0040 | BARN, POLE | 0 | 0 | 28 | 32 | | 896.00 | UT | 1.50 | | 2010 | 2010 | 3 | 100 | 1,344 | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2 | 0252 | LEAN-TO W/ | 0 | 0 | 16 | 18 | | 288.00 | UT | 0.75 | | 2010 | 2010 | 3 | 100 | 216 | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 3 | 9946 | Well | 0 | 0 | 0 | 0 | | 1.00 | UT | 4,000.00 | | | | 3 | 100 | 4,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | TOTAL OB/XF 5,560 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 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 | DPH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV | | | | | | | | | | | | | | | | | | | |
| 1 | 6200 | A | PASTURE 3 | 0 | | A-1 | 0.00 | 0.00 | 37.00 | AC | | 1.00 | 1.00 | 1.00 | 280.00 | 280.00 | 10,360 | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2 | 9910 | M | MKT. VAL. AG | 0 | | | | | 37.00 | AC | | 1.00 | 1.00 | 1.00 | 3,500.00 | 3,500.00 | 129,500 | | | | | | | | | | | | | | | | | | | | | | | | | | |
| REVIEW DATE 03/14/2011 BY DF Total Acres: 37.00 Total Land Value: 10,360 Market: 129,500 Agricultural: 10,360 Common: 0 PRINTED 05/08/2026 BY SYS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |