



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 STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 330,000 TOTAL MARKET VALUE 26,700 SOH/AGL Deduction 0 ASSESSED VALUE 26,700 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 26,700 TOTAL JUST VALUE 330,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 270,000									
DOR CODE		5500 TIMBERLAND 80-89																		PERMIT NUM	DESCRIPTION	AMT	ISSUED								
MAP NUM		29516.00 1.00/																		9750	SFR	330	05/25/1995								
NEIGHBORHOOD/LOC																				SALES DATA											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE					BLD DATE					LGL DATE																
										XF DATE					LAND DATE																
										INC DATE					AG DATE																
TOTALS																				OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 1484/1769 2/13/2023 WD U I 11 100 GRANTOR: O'STEEN FRANKLIN W GRANTEE: O'STEEN FRANKLIN W 312/599 10/31/1973 LE U I 14 43 GRANTOR: O'STEEN B.A. GRANTEE: O'STEEN FRANKLIN W											
EXTRA FEATURES																				BUILDING NOTES											
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	BUILDING DIMENSIONS															
LAND DESCRIPTION										TOTAL OB/XF 0																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	5500	A	TIMBER 2	0		A-1	0.00	0.00	60.00	AC		1.00	1.00	1.00	445.00	445.00	26,700														
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	60.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	330,000														
REVIEW DATE 05/07/2026 BY MLU Total Acres: 60.00 Total Land Value: 26,700 Market: 330,000 Agricultural: 26,700 Common: 0 PRINTED 05/08/2026 BY SYS																															