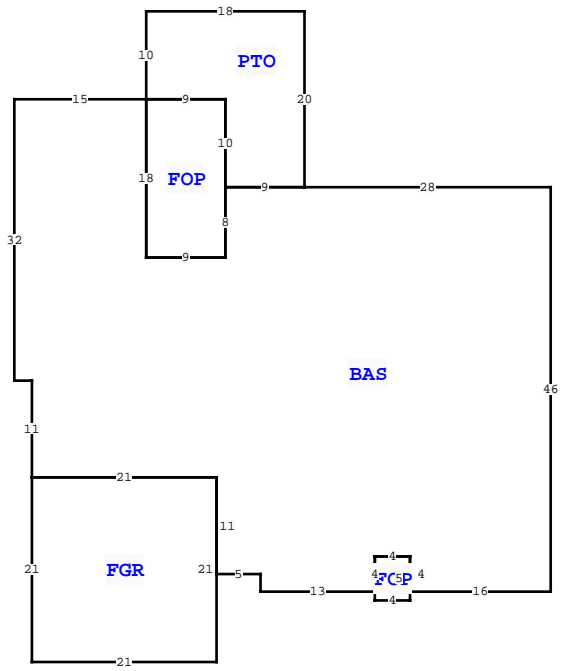


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	60
Interior Floo	15	HARDTILE	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms	4	100	
Bathrooms	3	100	
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units	0	100	
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	09	09	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	30316.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,537	100	
FGR	441	55	
FOP	20	30	
FOP	162	30	
PTO	270	5	
TOTALS	3,430		

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%	- 2006	177.79	506,524	1998	1998	0	0	27.00	73.00
Heated Area: 2537 HX Base Yr 2006											



COLUMBIA COUNTY PROPERTY				PAGE 1 of 2	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				369,763		
TOTAL MARKET OB/XF VALUE				28,912		
TOTAL LAND VALUE - MARKET				60,000		
TOTAL MARKET VALUE				458,675		
SOH/AGL Deduction				173,802		
ASSESSED VALUE				284,873		
TOTAL EXEMPTION VALUE				HX HB 51,411		
BASE TAXABLE VALUE				233,462		
TOTAL JUST VALUE				458,675		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				459,748		
SALE:1:2: WARDS						
SALE:1:1: DONALD DIX IS RELATED BY MARRIAGE TO THE						
SALE:2:1: DIX ONE OF TRUSTEES/ MULTI-PARCEL						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
000045410	Remodel	22,047	09/12/2022			
000041735	Roof Replacement	20,773	04/14/2021			
26376	POOL	265	11/01/2007			
11767	SFR	350	10/17/1996			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1362/0900	6/12/2018	LE	U	I	14	100
GRANTOR: BENNIE G & LINDA C CO						
GRANTEE: AARON W COLEMAN & C						
1050/0731	6/24/2005	WD	Q	I		299,900
GRANTOR: WARD						
GRANTEE: COLEMAN						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W28 PTO= N20 W18 S10 E9 S10 E9\$ W9 FOP= N10 W9 S18E9 N8\$ S8 W9 N18 W15 S32 E2 S11 FGR= S21 E21 N21 W21 \$ E21 S11E5 S2 E13 FOP= S1 E4N5 W4 S4\$ N4 E4 S4 E16 N46\$.						

EXTRA FEATURES												BLD DATE		LGL DATE		
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	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	100	1998	1998	3	100	2,000	
2	0166	CONC, PAVMT	0	100	0	304.00	UT	2.00	2.00	100	1998	1998	3	100	608	
3	0260	PAVEMENT-A	0	100	0	3,280.00	UT	1.10	1.10	100	1998	1998	3	100	3,608	
4	0166	CONC, PAVMT	0	100	22	506.00	UT	2.00	2.00	100	1997	1997	3	100	1,012	
5	0296	SHED METAL	0	100	12	360.00	UT	7.00	7.00	100	2005	2005	3	100	2,520	
6	0296	SHED METAL	0	100	8	64.00	UT	7.00	7.00	100	2005	2005	3	100	448	
7	0280	POOL R/CON	0	100	12	360.00	UT	70.00	70.00	100	2007	2007	3	54	13,608	
8	0166	CONC, PAVMT	0	100	16	736.00	UT	3.00	3.00	100	2007	2007	3	100	2,208	
9	0296	SHED METAL	0	100	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,000	
10	0296	SHED METAL	0	100	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,000	

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	0100	C	SFR	100		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							

