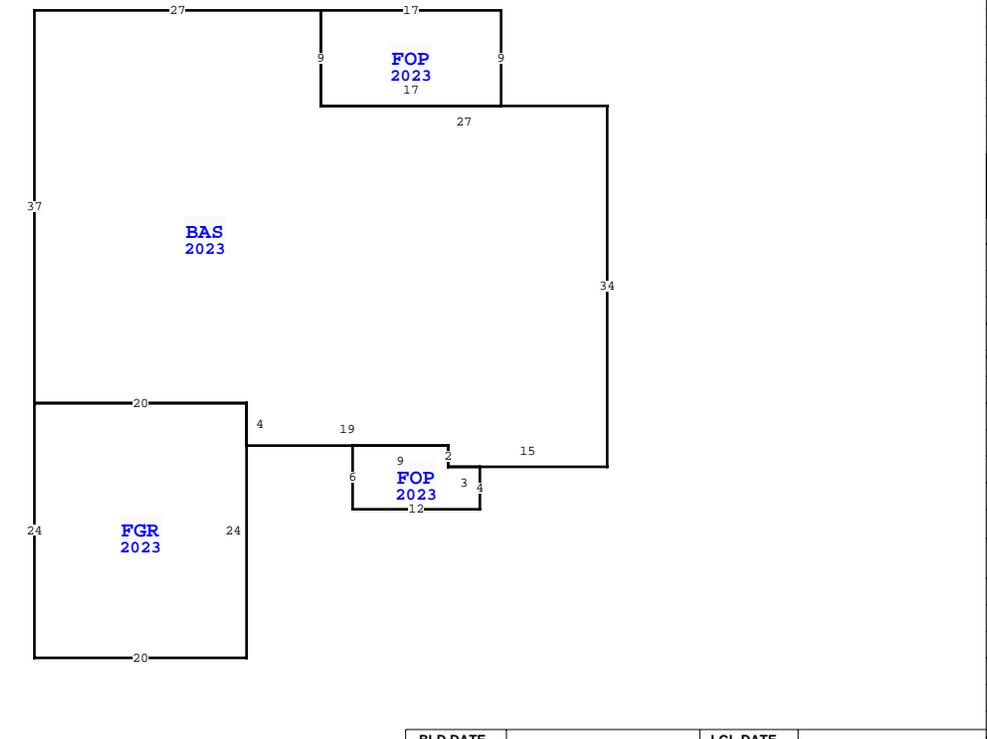


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	32 HARDIE BRD 100
Exterior Wall	00 N/A 0
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNLPLK 100
Interior Floor	00 N/A 0
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
Condition Adj	03 100
Kitchen Adjus	01 01 100
Quality	05 05
DOR CODE	0100 SINGLE FAMILY

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,251	107.6700	122.74	276,288	2022	2022	0	0	3.00	97.00



DOR CODE		MAP NUM		NEIGHBORHOOD/LOC	
0100	SINGLE FAMILY		06	30417.020	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,921	100	2023	1,921	228,710
FGR	480	55	2023	264	31,431
FOP	66	30	2023	20	2,381
FOP	153	30	2023	46	5,477
<b>TOTALS</b>	<b>2,620</b>			<b>2,251</b>	<b>267,999</b>

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		267,999	
TOTAL MARKET OB/XF VALUE		3,600	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		306,599	
SOH/AGL Deduction		44,751	
ASSESSED VALUE		261,848	
TOTAL EXEMPTION VALUE	HX HB WX	56,411	
BASE TAXABLE VALUE		205,437	
TOTAL JUST VALUE		306,599	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		304,619	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043364	New Residential C	305,400	12/13/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1438/1634	5/26/2021	WD Q	Q	V	01	30,000
GRANTOR: MCTJFC LLC						
GRANTEE: ARATA JESSICA M						
1147/0071	3/31/2008	WD Q	Q	V	01	100
GRANTOR: JEAN FELERT CADET						
GRANTEE: MCTJFC LLC						

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	0166	CONC,PAVMT	0	100	0	0		3.00	100	2023	2022		100	3,600	

TOTALS		BLD DATE		LGL DATE	
2,620	2,251	267,999		04/03/2025	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2023;ORIG=100,20] W27 N9 W27 S37 E20 S4 E19 S2 E15 N34 \$	
FGR=[YR=2023;ORIG=46,48] E20 S24 W20 N24 \$	
FOP=[YR=2023;ORIG=73,11] E17 S9 W17 N9 \$	
FOP=[YR=2023;ORIG=85,52] W9 S6 E12 N4 W3 N2 \$	

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							