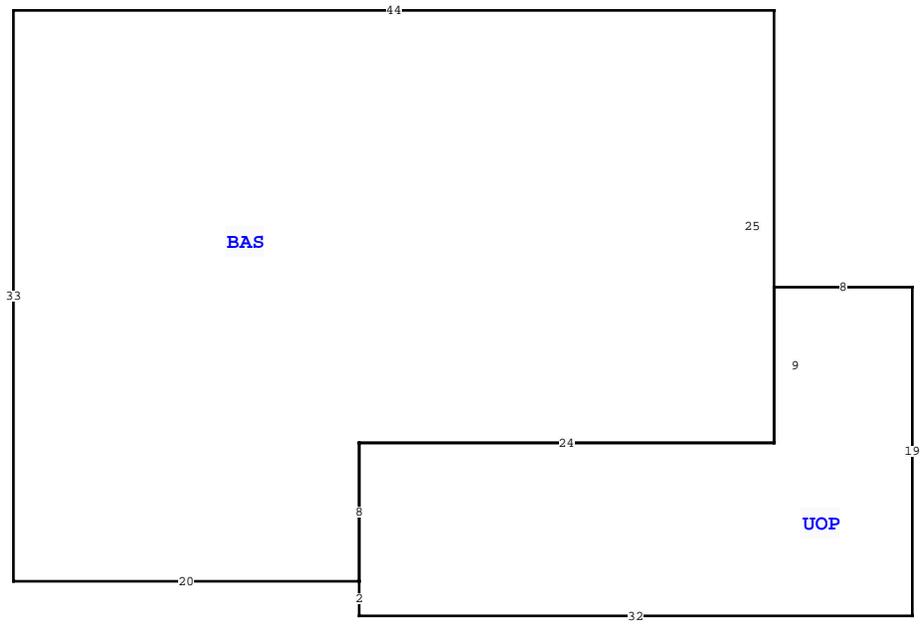




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	07	ASB SHNGLE	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	02	WALL BD/WD	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual Units	05	CONV	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	30516.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,260	100	
UOP	392	20	
TOTALS	1,652		
		1,338	80,360

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%	2025								
				Heated Area: 1260			HX Base Yr 2025				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			80,360
TOTAL MARKET OB/XF VALUE			9,800
TOTAL LAND VALUE - MARKET			95,000
TOTAL MARKET VALUE			103,665
SOH/AGL Deduction			0
ASSESSED VALUE			103,665
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			52,254
TOTAL JUST VALUE			185,160
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			185,160

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000054966	Electrical Servic		02/06/2026
18685	M H	125	08/31/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1495/242	7/19/2023	WD	U	I	30	160,000
GRANTOR: MOSELEY HARRY						
GRANTEE: GARCIA RITO						
1410/0988	4/20/2020	WD	U	I	11	100
GRANTOR: JOSEPH MICHAEL KIRBY						
GRANTEE: HARRY MOSELEY						

EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS
1	0296	SHED METAL	0 100	0 0	1.00
2	0190	FPLC PF	0 100	0 0	1.00
3	9945	Well/Sept	0 100	0 0	1.00
4	0294	SHED WOOD/	0 100	0 0	1.00

TOTAL OB/XF												9,800			
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	0296	SHED METAL	0 100	0 0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
2	0190	FPLC PF	0 100	0 0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	9945	Well/Sept	0 100	0 0	1.00	UT	7,000.00	7,000.00	100				100	7,000	
4	0294	SHED WOOD/	0 100	0 0	1.00	UT	0.00	0.00	100	2008	2008	3	100	600	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/07/2025	MLU

BUILDING NOTES	
BAS= W44 S33 E20 UOP= S2 E32N19 W8 S9 W24 S8 S N8 E24 N25\$.	

LAND DESCRIPTION												TOTAL OB/XF												9,800	
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	1.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	9,500								
2	5500	A	TIMBER 2	0					9.00	AC		1.00	1.00	1.00	445.00	445.00	4,005								
3	9910	M	MKT.VAL.AG	0					9.00	AC		1.00	1.00	1.00	9,500.00	9,500.00	85,500								