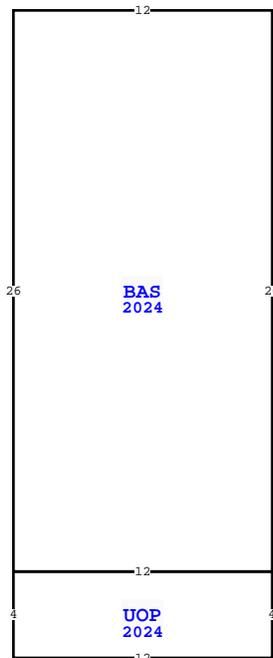


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	27	PREFIN MTL 100	
Exterior Wall	00	N/A 0	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	02	WALL BD/WD 100	
Interior Floor	13	LAM/VNLPLK 100	
Interior Floor	00	N/A 0	
Air Condition	02	WINDOW 100	
Heating Type	02	CONVECTION 100	
Bedrooms		1 100	
Bathrooms		1 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
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	30616.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	312	100	2024
UOP	48	20	2024
TOTALS	360		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	STRG/CONV	100%	- 2024									
				Heated Area: 312								
					HX Base Yr 2024							



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			20,532
TOTAL MARKET OB/XF VALUE			12,250
TOTAL LAND VALUE - MARKET			110,110
TOTAL MARKET VALUE			142,892
SOH/AGL Deduction			15,583
ASSESSED VALUE			127,309
TOTAL EXEMPTION VALUE	HX HB SX		101,411
BASE TAXABLE VALUE			25,898
TOTAL JUST VALUE			142,892
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			130,506

PERMIT NUM	DESCRIPTION	AMT	ISSUED
35956	TR/TRAILER	256	11/06/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1495/1646	7/19/2023	WD	Q	I	01	165,000
GRANTOR: LEWIS SHANNON						
GRANTEE: MARTIN CARLOS TOMAS						
1454/579	12/10/2021	WD	U	I	35	210,000
GRANTOR: LYNCH BRETT E						
GRANTEE: LEWIS SHANNON						

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	0070	CARPORT UF	0 100	24 50	1,200.00	UT	1.50	1.50	100	2018	2018	3	100	1,800	
2	0296	SHED METAL	0 100	10 20	200.00	UT	9.00	9.00	100	2018	2018	3	100	1,800	
3	9945	Well/Sept	0 100	0 0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0080	DECKING	0 100	50 11	550.00	UT	3.00	3.00	100	2022	2021		100	1,650	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/06/2026	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2024;ORIG=-63,-23] E12 S26 W12 N26 \$	
UOP=[YR=2024;ORIG=-63,3] E12 S4 W12 N4 \$	

LAND DESCRIPTION																								
TOTAL OB/XF 12,250																								
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		A-1	0.00	0.00	10.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,110							