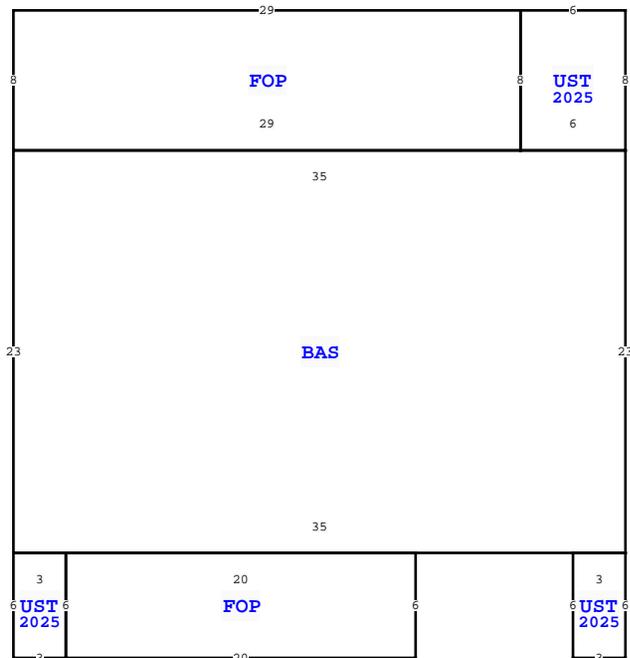


| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|---------------|------|
| ELEMENT | CD | | |
| Exterior Wall | 32 | HARDIE BRD | 100 |
| Roof Structur | 08 | IRREGULAR | 100 |
| Roof Cover | 03 | COMP SHNGL | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floor | 15 | HARDTILE | 100 |
| Air Condition | 03 | CENTRAL | 100 |
| Heating Type | 04 | AIR DUCTED | 100 |
| Bedrooms | 1 | 1 | 100 |
| Bathrooms | 1 | 1 | 100 |
| Frame | 02 | WOOD FRAME | 100 |
| Stories | 1. | 1. | 100 |
| Architctual Units | 05 | CONV | 100 |
| | | 0 | 100 |
| Quality | 06 | 06 | |
| DOR CODE | 0100 | SINGLE FAMILY | |
| MAP NUM | | MKT AREA | 02 |
| NEIGHBORHOOD/LOC | 30617.010 | 1.00/ | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 805 | 100 | |
| FOP | 120 | 30 | |
| FOP | 232 | 30 | |
| UST | 18 | 45 | 2025 |
| UST | 18 | 45 | 2025 |
| UST | 48 | 45 | 2025 |
| TOTALS | 1,241 | | |

| 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: 805 | | | | | | | |
| | | | | | 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 | | | 134,520 |
| TOTAL MARKET OB/XF VALUE | | | 11,700 |
| TOTAL LAND VALUE - MARKET | | | 66,300 |
| TOTAL MARKET VALUE | | | 212,520 |
| SOH/AGL Deduction | | | 83,794 |
| ASSESSED VALUE | | | 128,726 |
| TOTAL EXEMPTION VALUE | HX HB DX | | 56,411 |
| BASE TAXABLE VALUE | | | 72,315 |
| TOTAL JUST VALUE | | | 212,520 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 198,636 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|------------|
| 35129 | SFR | 539 | 03/31/2017 |

| SALES DATA | | | | | | |
|--------------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1523/2740 | 9/19/2024 | WD | U | I | 37 | 360,000 |
| GRANTOR: CODY CHRISTIE | | | | | | |
| GRANTEE: BECKUM KENNETH E | | | | | | |
| 1328/2428 | 12/22/2016 | WD | Q | V | 01 | 45,000 |
| GRANTOR: MICHAEL E & DARLENE F | | | | | | |
| GRANTEE: CHRISTIE CODY | | | | | | |

| 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 | 0190 | FPLC PF | 0 | 100 | 0 | 0 | UT | 1,200.00 | 1,200.00 | 100 | 2025 | 2024 | | 100 | 1,200 | |
| 2 | 0169 | FENCE/WOOD | 0 | 100 | 0 | 0 | UT | 500.00 | 500.00 | 100 | 2025 | 2024 | | 100 | 500 | |
| 3 | 0040 | BARN, POLE | 0 | 100 | 0 | 0 | UT | 10,000.00 | 10,000.00 | 100 | 2025 | 2024 | | 100 | 10,000 | |

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

| BUILDING NOTES | |
|--|--|
| BUILDING DIMENSIONS | |
| BAS=[ORIG=0,16] W35 S23 E35 N23 \$ | |
| FOP=[ORIG=-32,45] E20 N6 W20 S6 \$ | |
| FOP=[ORIG=-6,8] W29 S8 E29 N8 \$ | |
| UST=[YR=2025;ORIG=-32,39] S6 W3 N6 E3 \$ | |
| UST=[YR=2025;ORIG=0,39] S6 W3 N6 E3 \$ | |
| UST=[YR=2025;ORIG=0,16] W6 N8 E6 S8 \$ | |

| 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 | | A-1 | 0.00 | 0.00 | 5.10 | AC | | 1.00 | 1.00 | 1.00 | 13,000.00 | 13,000.00 | 66,300 | | | | | | | |