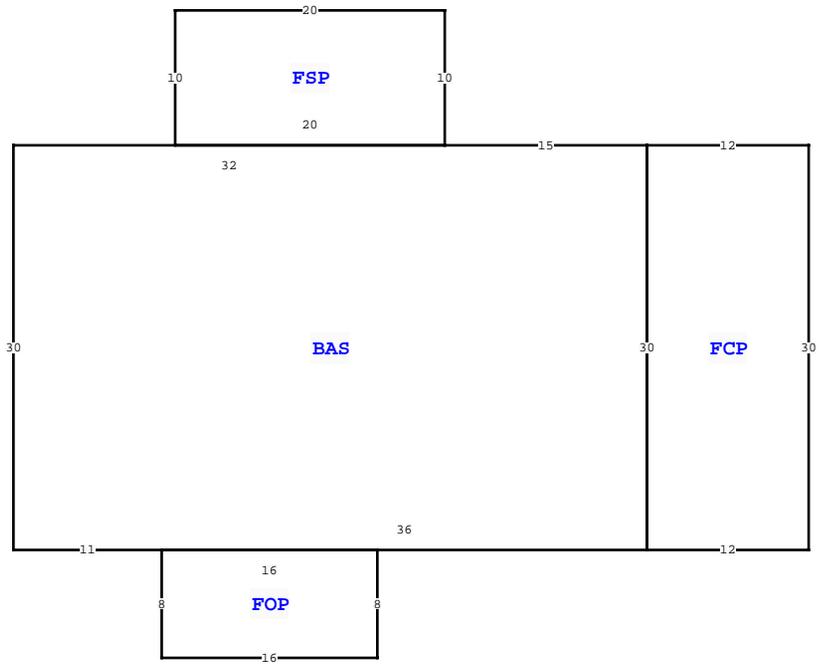


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	08	IRREGULAR	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	15	HARDTILE	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	30717.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,410	100	
FCP	360	25	
FOP	128	30	
FSP	200	40	
TOTALS	2,098		

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%	- 2019								
Heated Area: 1410						HX Base Yr 2019					



COLUMBIA COUNTY PROPERTY VALUATION SUMMARY			
VALUATION BY	Tax Group: 3	Tax Dist:	STANDARD
BUILDING MARKET VALUE			232,841
TOTAL MARKET OB/XF VALUE			32,758
TOTAL LAND VALUE - MARKET			39,100
TOTAL MARKET VALUE			304,699
SOH/AGL Deduction			165,784
ASSESSED VALUE			138,915
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			87,504
TOTAL JUST VALUE			304,699
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			303,106

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
3665/1462	7/24/2018	WD Q	Q	I	01	212,500
GRANTOR: PATRICIA BLAIR						
GRANTEE: HAROLD T & TAMMY K						
1325/1732	11/04/2016	WD Q	Q	V	01	18,000
GRANTOR: CRAIG WAGNER & WENDY						
GRANTEE: PATRICIA BLAIR						

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			2.00	100	2017	2017	3	100	858	
2	0169	FENCE/WOOD	0	100	0	0			0.00	100	2017	2017	3	100	200	
3	0169	FENCE/WOOD	0	100	0	0			0.00	100	2017	2017	3	100	600	
4	0296	SHED METAL	0	100	0	0			0.00	100	2019	2019	3	100	3,200	
5	0031	BARN, MT AE	0	100	0	0			0.00	100	2019	2019	3	100	27,900	

LAND DESCRIPTION																	
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
1	0100	C	SFR	100		00	0.00	0.00	1.70	AC		1.00	1.00	1.00	23,000.00	23,000.00	39,100