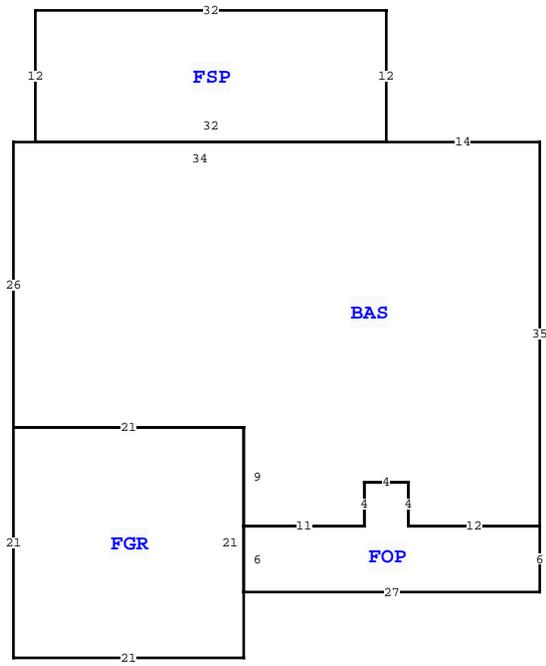


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	08	IRREGULAR	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	80
Interior Floo	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	03	MASONRY	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100

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%	- 2017		Heated Area: 1475					HX Base Yr 2017	



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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,475	100		1,475	162,553
FGR	441	55		243	26,780
FOP	178	30		53	5,841
FSP	384	40		154	16,972
TOTALS	2,478			1,925	212,145

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE		212,145		
TOTAL MARKET OB/XF VALUE		3,660		
TOTAL LAND VALUE - MARKET		30,140		
TOTAL MARKET VALUE		245,945		
SOH/AGL Deduction		115,628		
ASSESSED VALUE		130,317		
TOTAL EXEMPTION VALUE	HX HB SX	101,411		
BASE TAXABLE VALUE		28,906		
TOTAL JUST VALUE		245,945		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		245,013		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048778	Roof Replacement	15,000	12/04/2023
16591	SFR	250	02/10/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1312/0305	3/23/2016	WD Q	Q	I	01	168,000
GRANTOR: COREY G & KATHERINE G						
1191/2632	3/31/2010	WD Q	Q	I	01	164,000
GRANTOR: KRISTOFER ANSELM KAY						
GRANTEE: COREY G & KATHERINE						

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	740.00	UT	1.50	1.50	100	2000	2000	3	100	1,110	
2	0060	CARPOT F	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	750	
3	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,800	

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

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W14 FSP= N12 W32 S12 E32\$ W34 S26 FGR= S21 E21 N21 W21\$ E21 S9 FOP= S6 E27 N6 W12 N4 W4 S4 W11\$ E11 N4 E4 S4 E12 N35\$.	

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		00	0.00	0.00	1.37	AC		1.00	1.00	1.00	22,000.00	22,000.00	30,140							