

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	80
Interior Floo	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	100
Frame	03	MASONRY	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	04	04	100
Kitchen Adjus	01	01	100
Quality	07	07	
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	2,347	100	
FGR	437	55	
FHS	240	60	
FOP	24	30	
FOP	48	30	
FOP	107	30	
UST	240	45	
TOTALS	3,443		

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%	- 2022		444,211	2000	2000	0	0	25.00	75.00
				Heated Area:	2587			HX Base Yr	2022		

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	2000

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		333,158	
TOTAL MARKET OB/XF VALUE		1,200	
TOTAL LAND VALUE - MARKET		40,940	
TOTAL MARKET VALUE		375,298	
SOH/AGL Deduction		30,564	
ASSESSED VALUE		344,734	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		293,323	
TOTAL JUST VALUE		375,298	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		373,828	
SALE:1:1: LOT 84 SANTA FE RIVER PLANTATIONS			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043370	Roof Replacement	18,972	12/13/2021
16134	SFR	375	10/12/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1439/1505	6/04/2021	WD Q	Q	I	01	382,500
GRANTOR: RESTA VINCENT A						
GRANTEE: ZEKIC HARIS						
1218/0372	7/13/2011	WD U	I	30		55,000
GRANTOR: MAUREEN RESTA						
GRANTEE: VINCENT A RESTA						

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

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W19 S5 S6 W17 N3 U3L3 W9 N5 W17 S6 W8 S22 E23 S11 E12 E6 S4 E13 N4 E19 N39 \$	
FGR=[ORIG=-73,28] S19 E23 N19 W23 \$	
UST=[ORIG=20,-20] N20 W12 S20 E12 \$	
FHS=[ORIG=0,-10] N12 W20 S12 E20 \$	
FOP=[ORIG=-19,5] W20 D3R3 S3 E17 N6 \$	
FOP=[ORIG=-65,0] W8 S6 E8 N6 \$	
FOP=[ORIG=-38,39] S4 E6 N4 W6 \$	

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	1.78	AC		1.00	1.00	1.00	23,000.00	23,000.00	40,940							