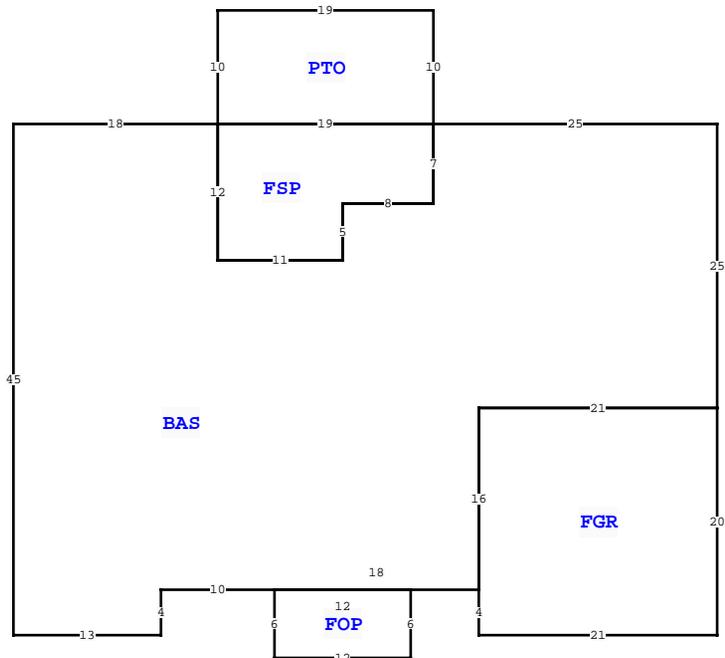


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	60
Interior Floo	15	HARDTILE	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	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
Quality	05	05	
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	2,070	100	
FGR	420	55	
FOP	72	30	
FSP	188	40	
PTO	190	5	
TOTALS	2,940		

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%	- 2005	Heated Area: 2070						HX Base Yr 2005	



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		233,588	
TOTAL MARKET OB/XF VALUE		8,046	
TOTAL LAND VALUE - MARKET		57,500	
TOTAL MARKET VALUE		299,134	
SOH/AGL Deduction		108,612	
ASSESSED VALUE		190,522	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		139,111	
TOTAL JUST VALUE		299,134	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		298,095	
SALE:1:1: LOT 6 REPLAT OF LOT 47			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055179	Remodel	14,667	03/06/2026
000043664	Roof Replacement	26,706	02/07/2022
17073	SFR	345	06/12/2000
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD
1021/1919	7/22/2004	WD Q	I
			SALE PRICE
			203,000
GRANTOR: GEPHART			
GRANTEE: ANTHONY & HIROKO WO			
0903/2450	5/26/2000	WD Q	V
			17,000
GRANTOR: STAUDT'S			
GRANTEE: R GEPHART			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS= W25 PTO= N10 W19 S10 E19\$ FSP= W19 S12 E11 N5 E8 N7\$ S7W8 S5 W11 N12 W18 S45 E13 N4 E10 FOP= S6 E12 N6 W12\$ E18 FGR= S4 E21 N20 W21 S16\$ N16 E21 N25\$.			

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
1	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	100	2000	2000	3	100
2	0166	CONC, PAVMT	0	100	0	2,823.00	UT	2.00	2.00	100	2000	2000	3	100
3	0296	SHED METAL	0	100	0	1.00	UT	0.00	0.00	100	2017	2017	3	100
4	0169	FENCE/WOOD	0	100	0	1.00	UT	0.00	0.00	100	2017	2017	3	100

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
1	0100	C	SFR	100		00	0.00	0.00	2.50	AC		1.00	1.00	1.00