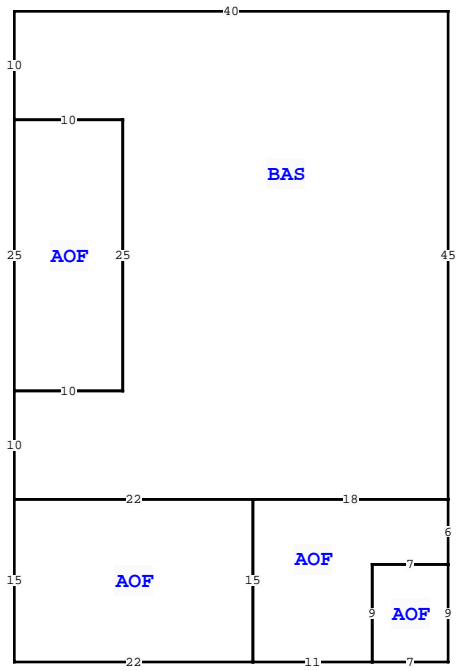


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	25	MOD METAL 100	
Roof Structur	04	WOOD TRUSS 100	
Roof Cover	01	MINIMUM 100	
Interior Wall	01	MINIMUM 100	
Interior Floo	03	CONC FINSH 100	
Air Condition	01	NONE 100	
Heating Type	01	NONE 100	
Plumbing		4 100	
Frame	02	WOOD FRAME 100	
Story Height		14 100	
RMS		3 100	
Stories	1.	1. 100	
Units		0 100	
Condition Adj	01	01 100	
Quality	03	03	
DOR CODE	2500 REPAIR SERVICE		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	31317.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
AOF	63	150	
AOF	207	150	
AOF	250	150	
AOF	330	150	
BAS	1,550	100	
TOTALS	2,400		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SERVGARAGE	0%	- 2024	24.16	68,228	1954	1985	0	0	50.00	50.00
Heated Area: 2400 HX Base Yr											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			34,114
TOTAL MARKET OB/XF VALUE			55,778
TOTAL LAND VALUE - MARKET			250,293
TOTAL MARKET VALUE			340,185
SOH/AGL Deduction			0
ASSESSED VALUE			340,185
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			340,185
TOTAL JUST VALUE			340,185
NCON VALUE			3,600
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			364,614

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1488/1459	4/17/2023	WD	U	I	12	275,000
GRANTOR: PRIMERA LENDING SERVI						
GRANTEE: ADJO HOLDINGS LLC						
1458/602	2/01/2022	CT	U	I	18	100
GRANTOR: CLERK OF COURT						
GRANTEE: PRIMERA LENDING SER						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100
2	0211	GAS TANK	0	0	0	0	3.00	UT	10,000.00	10,000.00	50
3	0211	GAS TANK	0	0	0	0	2.00	UT	10,000.00	10,000.00	50
4	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100
5	0140	CLFENCE 6	0	0	0	0	1.00	UT	0.00	0.00	100
6	0260	PAVEMENT-A	0	0	0	0	12,150.00	UT	1.85	1.85	100
7	0070	CARPORT UF	0	0	30	30	900.00	UT	4.00	4.00	100

TOTAL OB/XF											
55,778											
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE						
			05/12/2026		MLU						

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[ORIG=0,0] W40 S10 E10 S25 W10 S10 E22 E18 N45 \$											
AOF=[ORIG=-40,45] S15 E22 N15 W22 \$											
AOF=[ORIG=-40,10] S25 E10 N25 W10 \$											
AOF=[ORIG=-18,45] S15 E11 N9 E7 N6 W18 \$											
AOF=[ORIG=-7,60] E7 N9 W7 S9 \$											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	4800	C	WAREHOUSE	0		00	0.00	0.00	12,000.00	SF	1.00
2	4800	C	WAREHOUSE	0		00	0.00	0.00	49,561.00	SF	1.00