



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	04	PLYWOOD	80
Interior Wall	05	DRYWALL	20
Interior Floo	06	VINYL ASB	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	2.	2.	100
Architectual	05	CONV	100
Units		2	100
Condition Adj	01	01	100
Kitchen Adjus	01	01	100
Quality	04	04	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	31317.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	816	100	
FOP	40	30	
FOP	40	30	
FOP	144	30	
FUS	816	100	
UOP	108	20	
UST	288	45	
TOTALS	2,252		1,851

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2700	01	1,851	81.4311	70.85	131,143	1978	1978	20	0	50.00	30.00
1 DUPLEX 0% - 0 Heated Area: 1632 HX Base Yr											

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON

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	0100	C	SFR	0		*RSF-2	0.00	0.00	14,810.00	SF	1.00

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION BY		STANDARD	
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE		39,343	
TOTAL MARKET OB/XF VALUE		0	
TOTAL LAND VALUE - MARKET		18,512	
TOTAL MARKET VALUE		57,855	
SOH/AGL Deduction		6,998	
ASSESSED VALUE		50,857	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		50,857	
TOTAL JUST VALUE		57,855	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		52,508	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1308/2014	1/19/2016	WD	U	I	11	100
GRANTOR: JAQUELINE DIAZ (A SIN)						
GRANTEE: THE PRINCIPAL LLC						
1307/2487	1/15/2016	WD	Q	I	01	80,000
GRANTOR: JENNIFER H BREWIN						
GRANTEE: JAQUELINE DIAZ						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W3 UOP= N6 W18 S6 E18\$ W21 S34 E13 FOP= S5 E8 N5 W8\$E11 N34\$ PTR= N15 FOP= N6 W24S6 E24\$ S15\$ PTR=N35 FOP= S5 E8 N5 W8\$ S35\$ PTR= E30 UST= E24 N12 W24 S12\$ W30\$ PTR=E30 S20 FUS= W24 S34 E24 N34\$ W30 N20\$.	