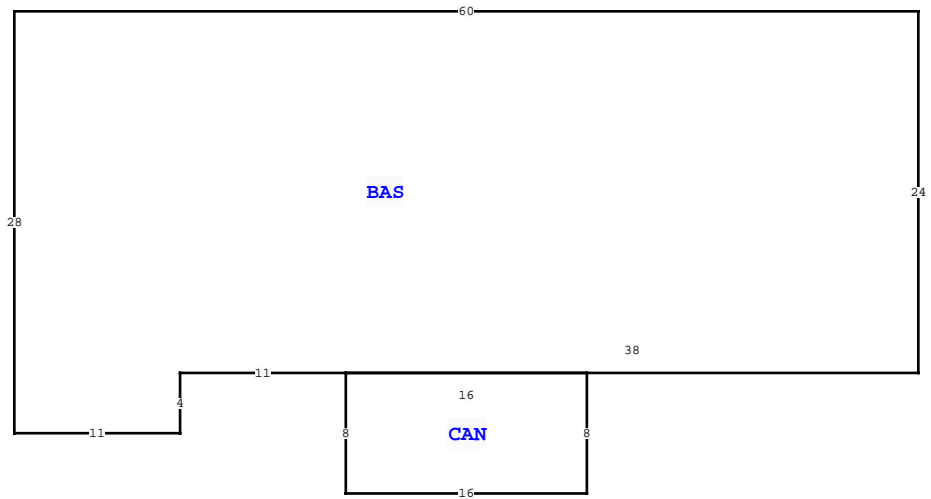


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	04	WOOD TRUSS	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	90
Interior Wall	06	CUST PANEL	10
Interior Floo	12	HARDWOOD	100
Ceiling	02	F.NOT SUS	100
Air Condition	06	ENG CENTRL	100
Heating Type	09	ENG F AIR	100
Fixtures		7	100
Frame	03	MASONRY	100
Story Height		8	100
RMS		6	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Quality	05	05	
DOR CODE	1700 OFFICE BLD 1STY		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	31317.020 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,484	100	
CAN	128	30	
TOTALS	1,612		
			1,522
			105,040

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
4900	04	1,522	108.4524	80.25	122,140	1958	2010	0	0	14.00	86.00		
1 OFFICE LOW 0% - 2024 Heated Area: 1484 HX Base Yr													



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		105,040	
TOTAL MARKET OB/XF VALUE		2,082	
TOTAL LAND VALUE - MARKET		31,928	
TOTAL MARKET VALUE		139,050	
SOH/AGL Deduction		0	
ASSESSED VALUE		139,050	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		139,050	
TOTAL JUST VALUE		139,050	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		137,369	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1505/1344	12/28/2023	WD	Q	I	01	160,000
GRANTOR: RBG-CM LLC						
GRANTEE: ASESORIA & MAS LLC						
1104/0198	11/28/2006	WD	Q	I	03	36,100
GRANTOR: BEDOYA						
GRANTEE: RBG-CM LLC						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0190	FPLC PF	0	0	0	1.00	UT	1,200.00	1,200.00	1,200
2	0166	CONC, PAVMT	0	0	21	441.00	UT	2.00	2.00	882

TOTAL OB/XF										2,082
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					
			05/12/2026			MLU				

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W60 S28 E11 N4 E11 CAN= S8 E16 N8 W16\$ E38 N24 \$.									

LAND DESCRIPTION										TOTAL OB/XF										2,082				
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	1700	C	1STORY OFF	0		CG	0.00	0.00	11,610.10	SF		1.00	1.00	1.00	2.75	2.75	31,928							