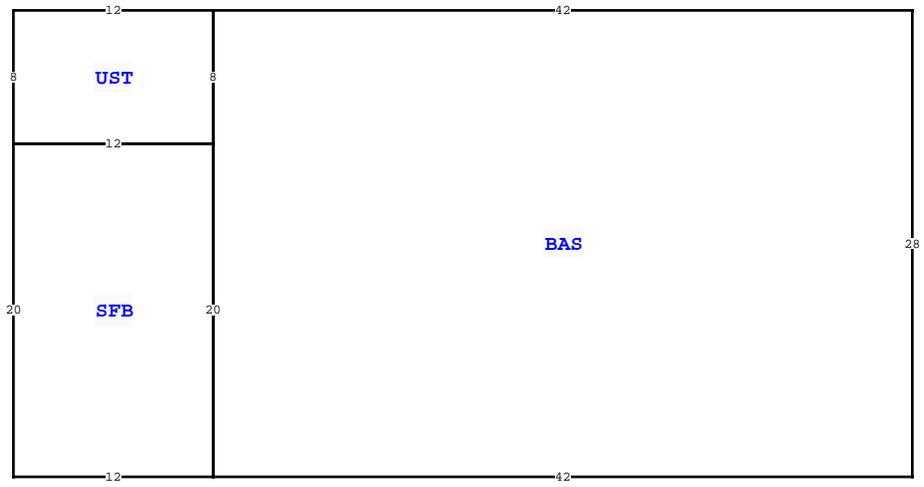




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	100
Air Condition	02	WINDOW	100
Heating Type	03	FORCED AIR	100
Bedrooms		3	100
Bathrooms		1.5	100
Frame	01	NONE	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	06
NEIGHBORHOOD/LOC	31317.040	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,176	100	
SFB	240	80	
UST	96	45	
TOTALS	1,512		

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%	- 2026	112.86	159,245	1959	1959	0	0	35.00	65.00
				Heated Area: 1416			HX Base Yr 2026				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		103,509
TOTAL MARKET OB/XF VALUE		300
TOTAL LAND VALUE - MARKET		16,422
TOTAL MARKET VALUE		120,231
SOH/AGL Deduction		0
ASSESSED VALUE		120,231
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		68,820
TOTAL JUST VALUE		120,231
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		115,895

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045112	Roof Replacement	3,000	08/05/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1286/2652	12/29/2014	CD U	I	40		65,000
GRANTOR: GLENN A & MARTHA JO K						
GRANTEE: JANIS MALDONADO LUN						
0435/0196	8/01/1979	03 Q	I			23,900
GRANTOR:						
GRANTEE:						

EXTRA FEATURES		TOTALS	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0166	CONC,PAVMT	0.00

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0166	CONC,PAVMT	0	100	0	1.00	UT	0.00	0.00	100	0

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W42 UST= W12 S8 E12 N8\$S8 SFB= W12 S20 E12 N20\$ S20 E42 N28\$.	

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		*RSF-3	0.00	0.00	9,953.01	SF		1.00	1.00	1.10	1.50	1.65	16,422							