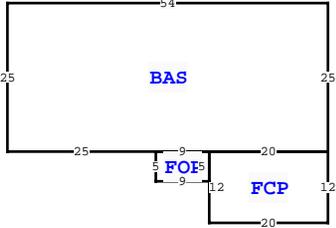
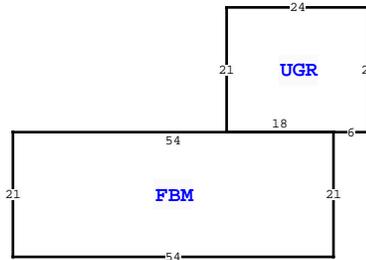




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	90
Interior Wall	02	WALL BD/WD	10
Interior Floor	09	PINE WOOD	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		5	100
Bathrooms		3	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	01	01	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	1,350	100	
FBM	1,134	80	
FCP	240	25	
FOP	45	30	
UGR	504	45	
TOTALS	3,273		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND	
1	SINGLE FAM	100%	2014	85.76	219,374	1967	1967	0	0	20	35.00	45.00	
				Heated Area: 2484					HX Base Yr 2014				



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			98,718
TOTAL MARKET OB/XF VALUE			600
TOTAL LAND VALUE - MARKET			18,037
TOTAL MARKET VALUE			117,355
SOH/AGL Deduction			53,029
ASSESSED VALUE			64,326
TOTAL EXEMPTION VALUE	HX HB		39,326
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			117,355
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			113,026

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047379	Roof Replacement	18,000	06/02/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1261/2302	9/20/2013	WD	Q	I	01	60,000
GRANTOR: SCOTT VINSON (SINGLE)						
GRANTEE: ALMEDA STRAWDER						
1192/1625	4/09/2010	WD	U	I	11	100
GRANTOR: DONALD A DOHRN						
GRANTEE: SCOTT VINSON						

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	OB/XF MKT VALUE	NOTES
1	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	100	0	0	3	100	300	
2	0120	CLFENCE	4	0	100	0	1.00	UT	0.00	100	1993	1993	3	100	300	

BLD DATE: _____ LGL DATE: 05/12/2026
 XF DATE: _____ LAND DATE: _____ MLU
 INC DATE: _____ AG DATE: _____

BUILDING NOTES

BUILDING DIMENSIONS
 BAS= W54 S25 E25 FOP= S5 E9 N5 W9\$ E9 FCP= S12 E20 N12 W20\$
 E20 N25\$ PTR=N30 FBM= E54 N21 UGR= E6 N21 W24 S21 E18\$ W54
 S21\$ S30\$.

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-1	0.00	0.00	16,032.77	SF		1.00	1.00	0.90	1.25	1.13	18,037							