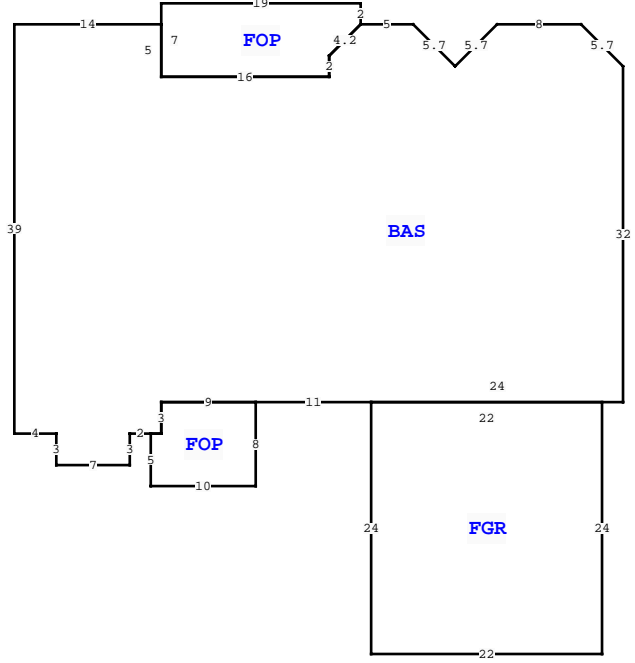


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Exterior Wall	19	COMMON BRK	90		
Exterior Wall	17	MSNRY STUC	10		
Roof Structure	08	IRREGULAR	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	90		
Interior Floor	08	SHT VINYL	10		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		3	100		
Bathrooms		2	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
Architectual	05	CONV	100		
Units		0	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	07	07			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	06		
NEIGHBORHOOD/LOC	33316.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,043	100		2,043	230,899
FGR	528	55		290	32,776
FOP	77	30		23	2,599
FOP	123	30		37	4,182
TOTALS	2,771			2,393	270,455

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%	- 2007								
Heated Area: 2043						HX Base Yr 2007					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		270,455	
TOTAL MARKET OB/XF VALUE		9,888	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		315,343	
SOH/AGL Deduction		108,499	
ASSESSED VALUE		206,844	
TOTAL EXEMPTION VALUE	HX HB VX	56,411	
BASE TAXABLE VALUE		150,433	
TOTAL JUST VALUE		315,343	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		318,682	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044825	Solar Power Syste	53,559	06/28/2022
23831	SFR	628	11/07/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1097/1770	9/27/2006	WD Q	Q	I		249,000
GRANTOR: ERKINGER HOME BUILDER						
GRANTEE: ROBERT E RATZLAFF						
1059/0344	9/16/2005	WD Q	Q	V		35,000
GRANTOR: D D P CORP						
GRANTEE: ERKINGER HOME BUILD						

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	1,596.00	UT	3.00	3.00	100	2007	2007	3	100	4,788	
2	0169	FENCE/WOOD	0	100	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	1,200	
3	0296	SHED METAL	0	100	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,500	
4	0070	CARPORT UF	0	100	0	1.00	UT	2,400.00	2,400.00	100	2023	2022		100	2,400	
TOTALS															9,888	

LAND DESCRIPTION																								
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-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							