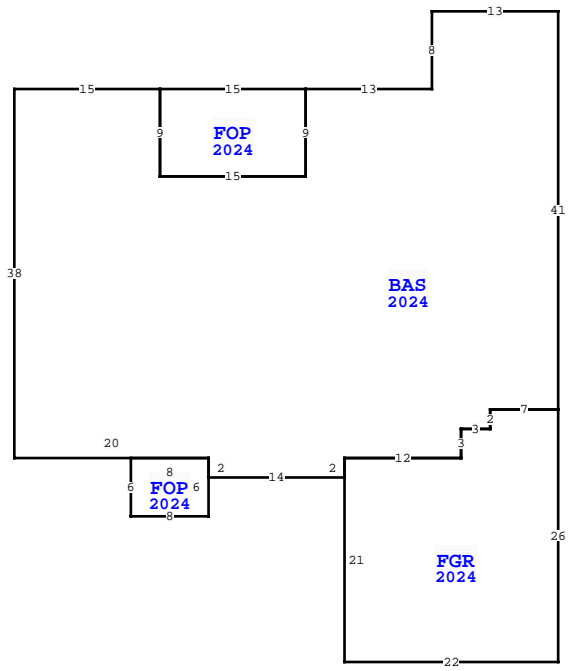


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	06	06	
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
BAS	2,081	100	2024
FGR	506	55	2024
FOP	48	35	2024
FOP	135	35	2024
TOTALS	2,770		

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%	- 2024									
			Heated Area: 2081									
				HX Base Yr 2024								



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			360,883
TOTAL MARKET OB/XF VALUE			3,240
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			399,123
SOH/AGL Deduction			0
ASSESSED VALUE			399,123
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			347,712
TOTAL JUST VALUE			399,123
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			402,806

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044661	New Residential C	340,000	06/10/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1463/2004	4/05/2022	WD	U	V	37	35,000
GRANTOR: GIBALTAR CONTRACTING						
GRANTEE: WEATHERLY GLEN VAN						
1374/1389	12/14/2018	WD	Q	V	05	126,000
GRANTOR: MARK A MAGSTADT						
GRANTEE: GIBALTAR CONTRACTI						

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
1	0166	CONC,PAVMT	0	100	0	0		3.00	100	2024	2023	100

TOTAL OB/XF												
3,240												

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS=[YR=2024;ORIG=-10,-13] W13 S8 W13 S9 W15 N9 W15 S38 E20 S2 E14 N2 E12 N3 E3 N2 E7 N41 \$												
FGR=[YR=2024;ORIG=-10,28] W7 S2 W3 S3 W12 S21 E22 N26 \$												
FOP=[YR=2024;ORIG=-51,-5] E15 S9 W15 N9 \$												
FOP=[YR=2024;ORIG=-54,33] E8 S6 W8 N6 \$												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	0100	C	SFR	100		RSF-2	0.00	0.00	1.00	LT		1.00