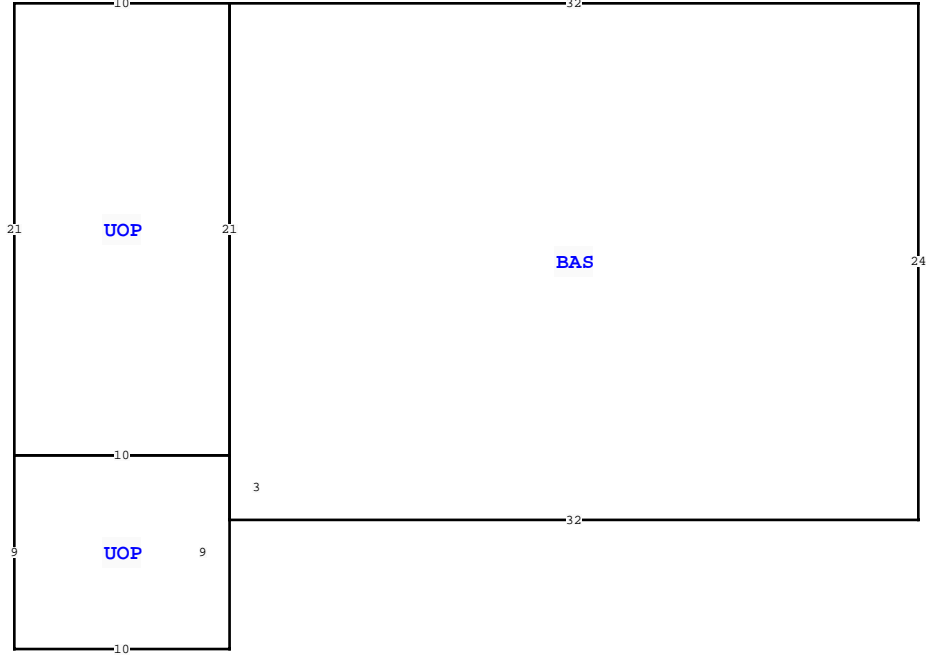




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	01	FLAT	100
Roof Cover	04	BUILT-UP	100
Interior Wall	05	DRYWALL	100
Interior Floo	06	VINYL ASB	100
Air Condition	02	WINDOW	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		1	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	02	02	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	33317.060	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	768	100	
UOP	90	20	
UOP	210	20	
TOTALS	1,068		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	828	81.0900	90.82	75,199	1949	1949	10	0	35.00	55.00
1 SINGLE FAM 0% - 2021 Heated Area: 768 HX Base Yr											



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			41,359
TOTAL MARKET OB/XF VALUE			150
TOTAL LAND VALUE - MARKET			19,500
TOTAL MARKET VALUE			61,009
SOH/AGL Deduction			0
ASSESSED VALUE			61,009
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			61,009
TOTAL JUST VALUE			61,009
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			59,059
SALE:1:1: LOT 5 BLK 2 MORNINGSIDE HGTS			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1426/2122	12/18/2020	WD Q	Q	I	01	47,500
GRANTOR: THE JONES LIVING TRUS						
GRANTEE: MCCORMICK CHAD						
1151/0687	5/27/2008	WD Q	Q	I		34,000
GRANTOR: TANYA PROWANT & BRADL						
GRANTEE: JACOB & REBECCA JON						

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	0040	BARN, POLE	0	0	0	0	1.00	UT 300.00	300.00	50	1994	1994	3	50	150

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

BUILDING NOTES														
BUILDING DIMENSIONS														
BAS= W32 UOP= W10 S21 E10 N21\$ S21 UOP= W10 S9 E10 N9\$ S3 E32 N24\$.														

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	0		CI	60.00	130.00	7,800.00	SF		1.00	1.00	1.00	2.50	2.50	19,500							