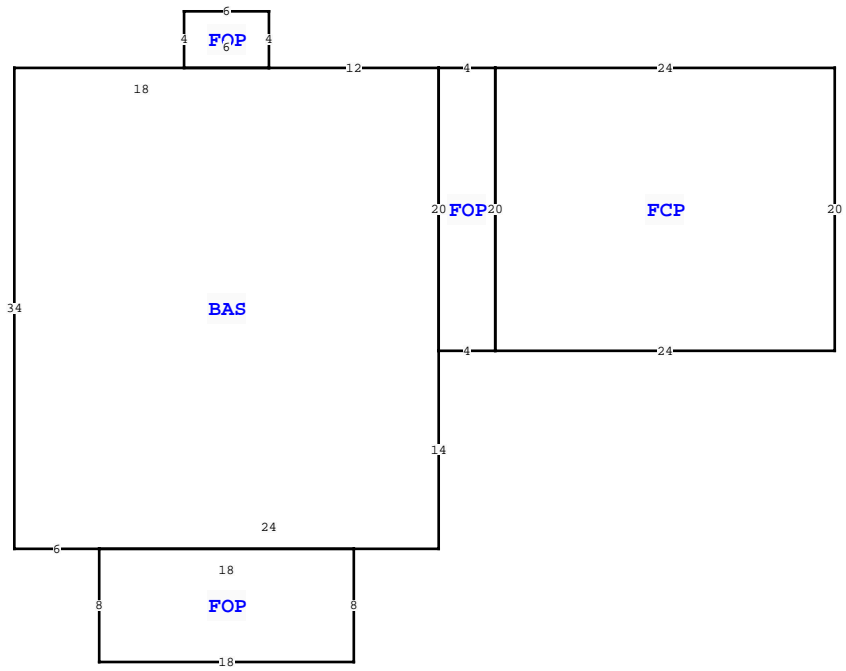


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	03	BELOW AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		1	100
Frame		N/A	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	33317.090	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,020	100	
FCP	480	25	
FOP	24	30	
FOP	80	30	
FOP	144	30	
TOTALS	1,748		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,214	83.3544	93.36	113,339	1960	1975	0	0	35.00	65.00		
1 SINGLE FAM 0% - 2026 Heated Area: 1020 HX Base Yr													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			73,670
TOTAL MARKET OB/XF VALUE			1,150
TOTAL LAND VALUE - MARKET			7,000
TOTAL MARKET VALUE			81,820
SOH/AGL Deduction			0
ASSESSED VALUE			81,820
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			81,820
TOTAL JUST VALUE			81,820
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			90,003

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000049278	Roof Replacement	14,047	02/23/2024
000048408	Solar Power Syste	20,000	10/13/2023
000045987	Roof Replacement	9,700	11/28/2022
16947	RELOCATE	100	05/10/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1546/531	7/31/2025	WD	U	I	37	60,000
GRANTOR: CONWAY RUTHANN S						
GRANTEE: KARI CLIFTON						
1511/1932	3/07/2024	LE	U	I	14	100
GRANTOR: CONWAY RUTHANN S (ENH)						
GRANTEE: ENSEY ANN (RMDR)						

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	0294	SHED WOOD/	0	0	14	24	1.00	UT	0.00	0.00	100	2000	2000	3	100	500	
2	0294	SHED WOOD/	0	0	10	12	1.00	UT	0.00	0.00	100	2000	2000	3	100	150	
3	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2000	2000	3	100	400	
4	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	

TOTAL OB/XF													
1,150													

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS= W12 FOP= N4 W6 S4 E6\$ W18 S34 E6 FOP= S8 E18 N8 W18\$ E 24 N14 FOP= E4 FCP= E24 N20 W24 S20\$ N20 W4 S20\$ N20\$.													

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	0		RSF/MH	75.00	130.00	1.00	LT		1.00	1.00	1.00	7,000.00	7,000.00	7,000							