

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	09	RIDGE FRME	100
Roof Cover	04	BUILT-UP	100
Interior Wall	05	DRYWALL	100
Interior Floo	15	HARDTILE	100
Ceiling	01	FIN.SUSPD	100
Air Condition	06	ENG CENTRL	100
Heating Type	09	ENG F AIR	100
Fixtures		4	100
Frame	03	MASONRY	100
Story Height		12	100
RMS		3	100
Stories	1.	1.	100
Units		0	100
Condition Adj	04	04	100
Quality	05	05	
DOR CODE	1126	CONV STORE/GAS	
MAP NUM		MKT AREA	07
NEIGHBORHOOD/LOC	33317.100	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	54	100	
BAS	120	100	
BAS	330	100	
BAS	388	100	
BAS	2,312	100	
CAN	350	30	
CAN	2,125	30	
CAN	1,272	30	2024
TOTALS	6,951		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
4300	04	4,329	115.7473	92.60	400,865	1990	2010	0	0	14.00	86.00		
1 NBHD CONVE 0% - 0 Heated Area: 3204 HX Base Yr													

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	0	0	0	2,300.00	UT	1.36	1.36	100	1990	1990	3	100	3,128	
2	0260	PAVEMENT-A	0	0	0	0	21,349.00	UT	0.72	0.72	100	1990	1990	3	100	15,371	
3	0253	LIGHTING	0	0	0	0	6.00	UT	500.00	500.00	100	1990	1990	3	100	3,000	
4	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1990	1990	3	100	400	
5	0164	CONC BIN	0	0	12	12	144.00	UT	7.50	7.50	100	2001	2001	3	100	1,080	
6	0253	LIGHTING	0	0	0	0	3.00	UT	1,500.00	1,500.00	100	2024	2023		100	4,500	
7	0260	PAVEMENT-A	0	0	0	0	11,050.00	UT	2.00	2.00	100	2024	2023		100	22,100	
8	0166	CONC, PAVMT	0	0	0	0	1,020.00	UT	3.00	3.00	100	2024	2023		100	3,060	

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	1410	C	CONV STORE	0		*CI	0.00	0.00	70,567.20	SF		1.00	1.00	1.00	2.50	2.50	176,418							

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		344,744	
TOTAL MARKET OB/XF VALUE		52,639	
TOTAL LAND VALUE - MARKET		176,418	
TOTAL MARKET VALUE		573,801	
SOH/AGL Deduction		0	
ASSESSED VALUE		573,801	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		573,801	
TOTAL JUST VALUE		573,801	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		556,003	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047856	Remodel	838,006	08/09/2023
000047773	Roof Replacement	41,751	07/27/2023
000045431	Remodel	606,540	09/13/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1293/2074	4/28/2015	WD	U	I	43	19,812,600

GRANTOR: STAFFORD L SCAFF JR
GRANTEE: SOUTHWEST GEORGIA O
0637/0501 11/16/1987 SW Q I 156,000
GRANTOR: CASON T D
GRANTEE: SCAFF STAFFORD L

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W47 S25 W6 S9 W7 S11 E60 N12 N33 \$	
CAN=[ORIG=0,-30] N85 W25 S85 E25 \$	
BAS=[ORIG=-47,0] W13 S34 E7 N9 E6 N25 \$	
CAN=[ORIG=-60,45] S5 E70 N5 W70 \$	
BAS=[ORIG=0,33] E10 N33 W10 S33 \$	
BAS=[ORIG=0,45] E10 N12 W10 S12 \$	
BAS=[ORIG=-53,34] E6 N9 W6 S9 \$	
PTR=[ORIG=0,0] N30 S30 \$	
CAN=[YR=2024;ORIG=25,-115] S53 E24 N53 W24 \$	