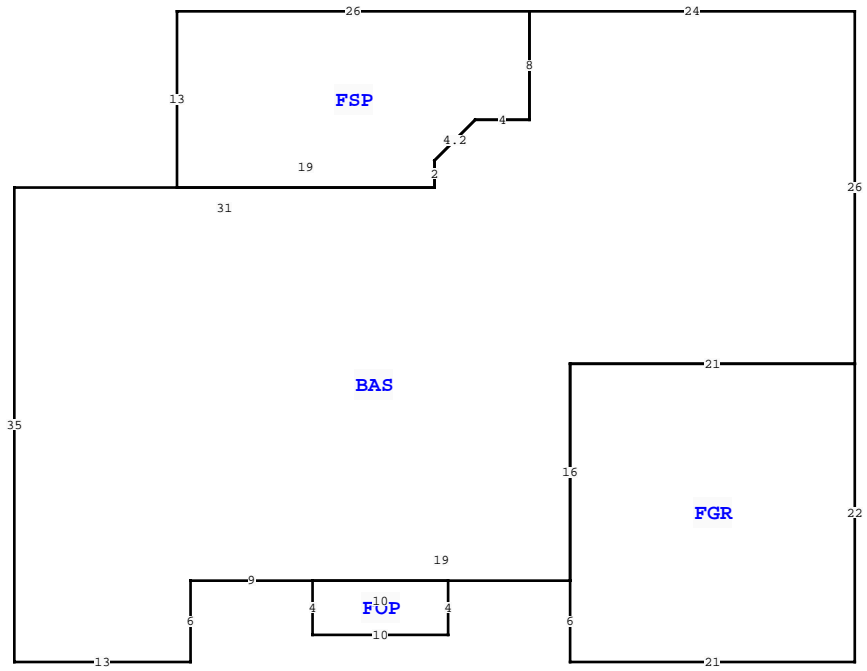


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	70
Exterior Wall	31	VINYL SID	30
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	15	HARDTILE	30
Air Condition	03	CENTRAL	100
Heating Type	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	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34316.060	1.00/	

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%	- 2019		Heated Area: 1883					HX Base Yr 2019	



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,883	100		1,883	197,388
FGR	462	55		254	26,626
FOP	40	30		12	1,258
FSP	308	40		123	12,894
TOTALS	2,693			2,272	238,166

EXTRA FEATURES		BLD DATE		LGL DATE	
L N	OB/XF CODE	DESCRIPTION	BLD DATE	LAND DATE	AG DATE
1	0190	FPLC PF		04/14/2026	MLU
2	0166	CONC, PAVMT			
3	0169	FENCE/WOOD			

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	0190	FPLC PF	0	100	0	1.00	UT	1,200.00	1,200.00	100	2004	2004	3	100	1,200	
2	0166	CONC, PAVMT	0	100	0	2,685.00	UT	2.00	2.00	100	2004	2004	3	100	5,370	
3	0169	FENCE/WOOD	0	100	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	1,200	
<b>TOTAL OB/XF 7,770</b>																

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		238,166	
TOTAL MARKET OB/XF VALUE		7,770	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		280,936	
SOH/AGL Deduction		71,770	
ASSESSED VALUE		209,166	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		157,755	
TOTAL JUST VALUE		280,936	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		284,259	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044745	Roof Replacement	13,000	06/22/2022
2841	SFR	457	12/08/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1363/1634	6/21/2018	WD Q	Q	I	01	179,500
GRANTOR: HARRY O & ESTHER L RA						
GRANTEE: ALEXANDER FRANKLIN						
1363/1631	6/16/2018	WD U	U	I	11	100
GRANTOR: HARRY O RAMSLAND & JE						
GRANTEE: HARRY O & ESTHER L						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W24 FSP= W26 S13 E19 N2 R3 U3 E4 N8 S8 W4 D3 L3 S2 W 31 S35 E13 N6 E9 FOP= S4 E10 N4 W10 S E19 FGR= S6 E21 N22 W21 S16 S N16 E21 N26 S.	

LAND DESCRIPTION		TOTAL OB/XF 7,770																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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							