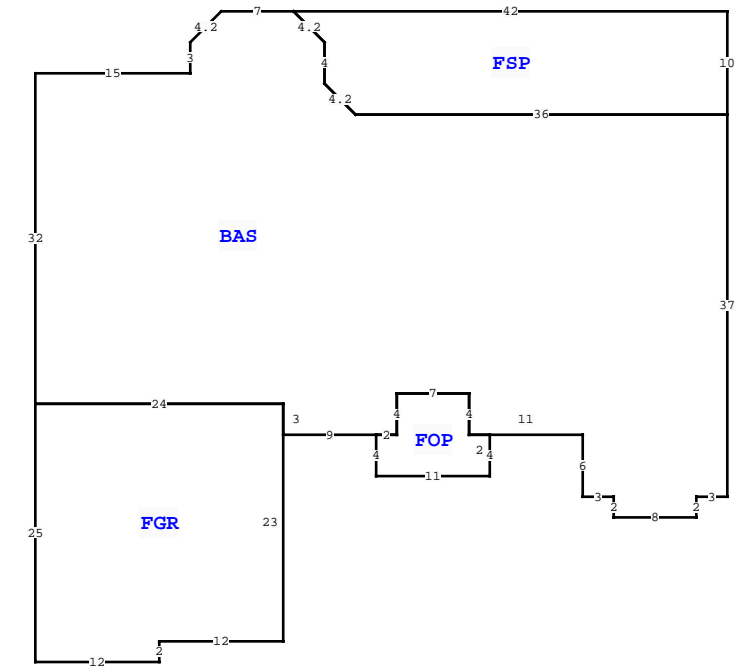


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	80
Exterior Wall	21	STONE	20
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	15	HARDTILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Quality	06	06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34316.070	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,263	100	
FGR	576	55	
FOP	72	30	
FSP	390	40	
TOTALS	3,301		

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%	- 2021								
			Heated Area: 2263			HX Base Yr 2021					



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE	294,360	
TOTAL MARKET OB/XF VALUE	45,157	
TOTAL LAND VALUE - MARKET	35,000	
TOTAL MARKET VALUE	374,517	
SOH/AGL Deduction	78,455	
ASSESSED VALUE	296,062	
TOTAL EXEMPTION VALUE	HX HB 13	296,062
BASE TAXABLE VALUE	0	
TOTAL JUST VALUE	374,517	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	379,072	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2179	POOL	90	07/08/2011
142	SFR	972	04/16/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1404/2649	1/31/2020	WD	Q	I	01	282,900
GRANTOR: DAVID C & ANNA C CHAR						
GRANTEE: OSIE ROLLE						
1199/1766	8/17/2010	WD	U	I	12	205,500
GRANTOR: FEDERAL NATIONAL MORT						
GRANTEE: DAVID C & ANNA C CH						

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	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	100	2008	2008	3	100	2,000	
2	0166	CONC, PAVMT	0	100	0	1,863.00	UT	3.00	3.00	100	2008	2008	3	100	5,589	
3	0280	POOL R/CON	0	100	0	480.00	UT	70.00	70.00	100	2011	2011	3	68	22,848	
4	0282	POOL ENCL	0	100	30	1,470.00	UT	15.00	15.00	100	2011	2011	3	40	8,820	
5	0169	FENCE/WOOD	0	100	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	5,900	
TOTALS															45,157	

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	100		*RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							