

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		1.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		2	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0800	MULTI-FAM	<10
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34316.040	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	892	100	
BAS	892	100	
FGR	276	55	
FGR	276	55	
FOP	48	30	
FOP	48	30	
PTO	100	5	
PTO	100	5	
TOTALS	2,632		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	DUPLX	0%	- 0									Heated Area: 1784 HX Base Yr	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			202,766
TOTAL MARKET OB/XF VALUE			8,588
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			246,354
SOH/AGL Deduction			0
ASSESSED VALUE			246,354
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			246,354
TOTAL JUST VALUE			246,354
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			240,782

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043899	Roof Replacement	12,750	03/11/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1232/0956	3/29/2012	WD	U	I	40	220,000

GRANTOR: JENNY SAUNDERS MORRIS
GRANTEE: B & K FLORIDA PROPE
0814/0948 11/21/1995 QC Q I 01 43,500
GRANTOR: THOMAS MORRISON JR
GRANTEE: JENNY S MORRISON

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	16	225	UT	1.40	1.40	100	0	0	3	100	5,040	
2	0166	CONC, PAVMT	0	0	16	100	UT	1.40	1.40	100	0	0	3	100	2,240	
3	0166	CONC, PAVMT	0	0	12	60	UT	1.40	1.40	100	0	0	3	100	1,008	
4	0169	FENCE/WOOD	0	0	0	0	UT	0.00	0.00	100	2017	2017	3	100	300	

BUILDING NOTES													
BLD DATE													
XF DATE													
INC DATE													
LGL DATE													
LAND DATE													
AG DATE													
04/14/2026 MLU													

BUILDING DIMENSIONS													
BAS= W18 PTO= N10 W10 S10 E10 \$ W20 BAS= W10 PTO= N10 W10 S10 E10\$ W28 S32 E14 FOP= E12 N4 W12 S4\$ N4 E12 FGR= S4 E12 N23 W12 S19\$ N19 E12 N9\$ S9 FGR= S23 E12 N23 W12\$ E12 S19 FOP= S4 E12 N4 W12\$ E12 S4 E14 N32\$.													

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0800	C	MULTI-FAM	0		RMF-2	211.00	220.00	0.25	LT		1.00	1.00	1.00	35,000.00	35,000.00	8,750							
2	0800	C	MULTI-FAM	0		RMF-2	0.00	0.00	0.75	LT		1.00	1.00	1.00	35,000.00	35,000.00	26,250							

