

| BUILDING CHARACTERISTICS |                     | CONSTRUCTION   |      |
|--------------------------|---------------------|----------------|------|
| ELEMENT                  | CD                  |                |      |
| Exterior Wall            | 01                  | MINIMUM 100    |      |
| Roof Structur            | 04                  | WOOD TRUSS 100 |      |
| Roof Cover               | 12                  | MODULAR MT 100 |      |
| Interior Wall            | 01                  | MINIMUM 100    |      |
| Interior Floo            | 03                  | CONC FINSH 100 |      |
| Air Condition            | 02                  | WINDOW 100     |      |
| Heating Type             | 01                  | NONE 100       |      |
| Fixtures                 |                     | 2 100          |      |
| Frame                    | 02                  | WOOD FRAME 100 |      |
| Story Height             |                     | 18 100         |      |
| RMS                      |                     | 4 100          |      |
| Stories                  | 0                   | 0 100          |      |
| Units                    | 0                   | 0 100          |      |
| Condition Adj            | 02                  | 02 100         |      |
| Quality                  | 03                  | 03             |      |
| DOR CODE                 | 2500 REPAIR SERVICE |                |      |
| MAP NUM                  |                     | MKT AREA       | 06   |
| NEIGHBORHOOD/LOC         | 34317.070 1.00/     |                |      |
| AREA TYPE                | TOTAL GROSS AREA    | PCT OF BASE    | YEAR |
| BAS                      | 608                 | 100            |      |
| BAS                      | 1,188               | 100            |      |
| BAS                      | 2,280               | 100            |      |
| CAN                      | 72                  | 30             |      |
| TOTALS                   | 4,148               |                |      |

| MARKET ADJUSTMENTS |           |           |             |                |                |      |      |      |      |       |        |
|--------------------|-----------|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|
| TYPE               | MDL       | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM  | % COND |
| 1                  | SERV SHOP | 0%        | - 0         | 19.84          | 81,304         | 1988 | 1988 | 0    | 0    | 50.00 | 50.00  |

Heated Area: 4076 HX Base Yr

| COLUMBIA COUNTY PROPERTY  |  | PAGE 1 of 1 | 2      |
|---------------------------|--|-------------|--------|
| VALUATION BY              |  | STANDARD    |        |
| Tax Group: 2              |  | Tax Dist:   |        |
| BUILDING MARKET VALUE     |  |             | 40,652 |
| TOTAL MARKET OB/XF VALUE  |  |             | 2,520  |
| TOTAL LAND VALUE - MARKET |  |             | 28,125 |
| TOTAL MARKET VALUE        |  |             | 71,297 |
| SOH/AGL Deduction         |  |             | 0      |
| ASSESSED VALUE            |  |             | 71,297 |
| TOTAL EXEMPTION VALUE     |  |             | 0      |
| BASE TAXABLE VALUE        |  |             | 71,297 |
| TOTAL JUST VALUE          |  |             | 71,297 |
| NCON VALUE                |  |             | 0      |
| INCOME VALUE              |  |             |        |
| PREVIOUS YEAR MKT VALUE   |  |             | 70,477 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|--------|
|            |             |     |        |
|            |             |     |        |
|            |             |     |        |
|            |             |     |        |
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|            |             |     |        |
|            |             |     |        |

| SALES DATA                    |            |           |       |       |        |            |
|-------------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number             | DATE       | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1175/2008                     | 6/17/2009  | WD        | U     | I     | 11     | 100        |
| GRANTOR: JOCK PHELPS & JOHN K |            |           |       |       |        |            |
| GRANTEE: JOCK & MEAGAN PHELPS |            |           |       |       |        |            |
| 1032/1633                     | 12/07/2004 | WD        | Q     | I     |        | 85,000     |
| GRANTOR: JAMES KITE           |            |           |       |       |        |            |
| GRANTEE: JOCK PHELPS & JOHN   |            |           |       |       |        |            |

| EXTRA FEATURES |            | TOTALS      |                |
|----------------|------------|-------------|----------------|
| L N            | OB/XF CODE | DESCRIPTION | ADJ UNIT PRICE |
| 1              | 0251       | LEAN TO W/  | 1.50           |
| 2              | 0166       | CONC, PAVMT | 0.00           |
| 3              | 0260       | PAVEMENT-A  | 0.00           |
| 4              | 0119       | MASONRY WA  | 0.00           |
| TOTALS         |            |             | 2,520          |

| 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      | 0251       | LEAN TO W/  | 0       | 0 | 32 | 15    | UT | 1.50  | 1.50           | 100       | 1993    | 1993        | 3 | 100    | 720             |       |
| 2      | 0166       | CONC, PAVMT | 0       | 0 | 0  | 0     | UT | 0.00  | 0.00           | 100       | 2001    | 2001        | 3 | 100    | 200             |       |
| 3      | 0260       | PAVEMENT-A  | 0       | 0 | 0  | 0     | UT | 0.00  | 0.00           | 100       | 2004    | 2004        | 3 | 100    | 1,000           |       |
| 4      | 0119       | MASONRY WA  | 0       | 0 | 0  | 0     | UT | 0.00  | 0.00           | 100       | 2017    | 2017        | 3 | 100    | 600             |       |
| TOTALS |            |             |         |   |    |       |    |       |                |           |         |             |   |        | 2,520           |       |

| BUILDING NOTES |  |
|----------------|--|
|                |  |

| BUILDING DIMENSIONS  |  |
|--|--|
| BAS= W40 S25 BAS= W19 S32 E19 N32\$ S32 E14 CAN= S6 E12 N6 W12\$ E26 BAS= E22 N54 W22 S54\$ N57\$. |  |

| 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                | 2500     | C           | SRVC SHOPS           | 0   |     | CI       | 0.00  | 0.00  | 12,500.00   | SF        |     | 1.00     | 1.00   | 1.00    | 2.25       | 2.25           | 28,125     |                             |      |         |      |     |    |        |

| 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                | 2500     | C           | SRVC SHOPS           | 0   |     | CI       | 0.00  | 0.00  | 12,500.00   | SF        |     | 1.00     | 1.00   | 1.00    | 2.25       | 2.25           | 28,125     |                             |      |         |      |     |    |        |