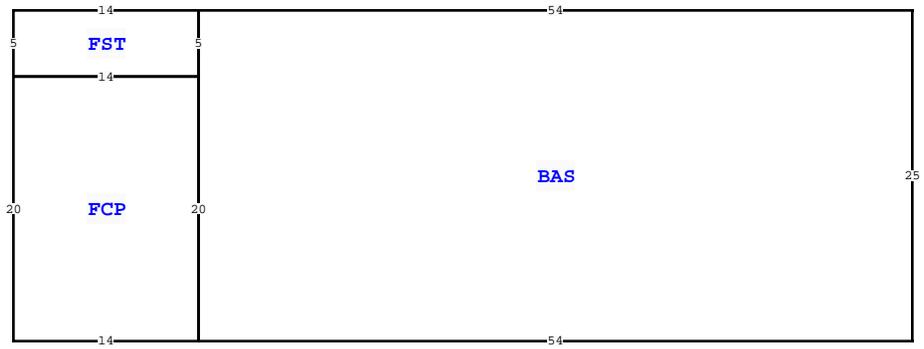


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	06	VINYL ASB	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1.5	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	34317.070	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,350	100	
FCP	280	25	
FST	70	55	
TOTALS	1,700		

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%	2017								
Heated Area: 1350						HX Base Yr 2017					



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			127,816
TOTAL MARKET OB/XF VALUE			2,100
TOTAL LAND VALUE - MARKET			20,905
TOTAL MARKET VALUE			150,821
SOH/AGL Deduction			66,356
ASSESSED VALUE			84,465
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			33,054
TOTAL JUST VALUE			150,821
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			148,575
SALE:1:1: LOT 2, BLK 6, COUNTRY CLUB ESTATES			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052826	Electrical Servic		04/04/2025
000044153	Roof Replacement	8,800	04/11/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1317/2440	6/30/2016	WD	Q	I	01	70,000
GRANTOR: DEBRA L BOYDSTON & VI						
GRANTEE: MICHAEL J & LAUREN						
1291/2355	3/25/2015	LE	U	I	14	100
GRANTOR: FRANCES I SIRECI						
GRANTEE: FRANCES I SIRECI (R						

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	100	0	0			0.00	100	0	0	3	100	500	
2	0258	PATIO	0	100	0	0			0.00	100	0	0	3	100	100	
3	0120	CLFENCE 4	0	100	0	0			0.00	100	1993	1993	3	100	300	
4	0294	SHED WOOD/	0	100	0	0			0.00	100	2012	2012	3	100	800	
5	0060	CARPOT F	0	100	0	0			0.00	100	2012	2012	3	100	400	
TOTALS															2,100	

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	2133.00	91.00	1.00	LT		1.00	1.00	1.13	18,500.00	20,905.00	20,905							