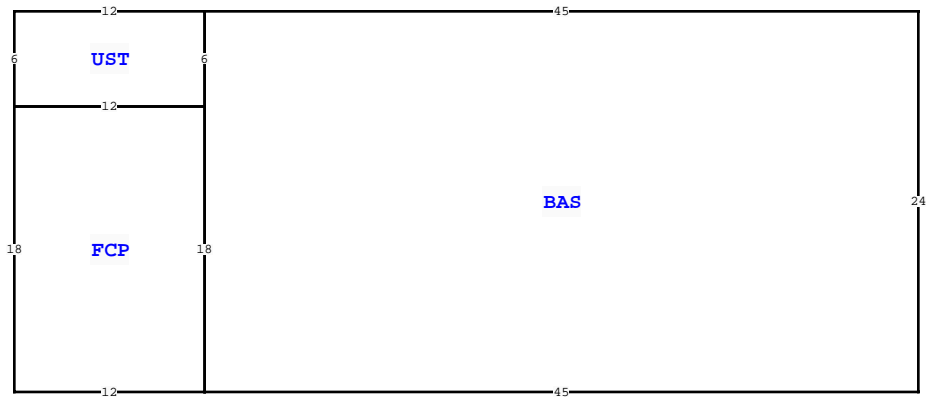


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 90
Exterior Wall	05 AVERAGE 10
Roof Structure	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 90
Roof Cover	06 ASB SHINGL 10
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
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

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%	2018		Heated Area: 1080					HX Base Yr 2018	



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			106,409
TOTAL MARKET OB/XF VALUE			1,600
TOTAL LAND VALUE - MARKET			23,125
TOTAL MARKET VALUE			131,134
SOH/AGL Deduction			43,656
ASSESSED VALUE			87,478
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			36,067
TOTAL JUST VALUE			131,134
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			131,379

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,080	100		1,080	98,561
FCP	216	25		54	4,928
UST	72	45		32	2,920
<b>TOTALS</b>	<b>1,368</b>			<b>1,166</b>	<b>106,409</b>

NEIGHBORHOOD/LOC		34317.070 1.00/	
MAP NUM	MKT AREA	06	
BLD DATE	XF DATE	INC DATE	
LGL DATE	LAND DATE	AG DATE	04/21/2023 MLU

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1433/1080	8/19/2020	QC	U	I	11	100
GRANTOR: HOUSTON JAMES D						
GRANTEE: HOUSTON SOPHIA E						
1305/2251	12/11/2015	WD	Q	I	01	73,000
GRANTOR: GLENN T & WENDY J BIT						
GRANTEE: JAMES D & SOPHIA E						

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	300	
2	0294	SHED WOOD/	0	100	12	10			0.00	100	0	0	3	100	500	
3	0263	PRCH, USP	0	100	0	0			0.00	100	2017	2017	3	100	600	
4	0169	FENCE/WOOD	0	100	0	0			0.00	100	2017	2017	3	100	200	
<b>TOTAL OB/XF</b>															<b>1,600</b>	

BUILDING NOTES														

BUILDING DIMENSIONS														
BAS= W45 UST= W12 S6 E12 N6\$S6 FCP= W12 S18 E12 N18\$ S18 E45 N24\$ .														

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	80.00	175.00	1.00	LT		1.00	1.00	1.25	18,500.00	23,125.00	23,125							