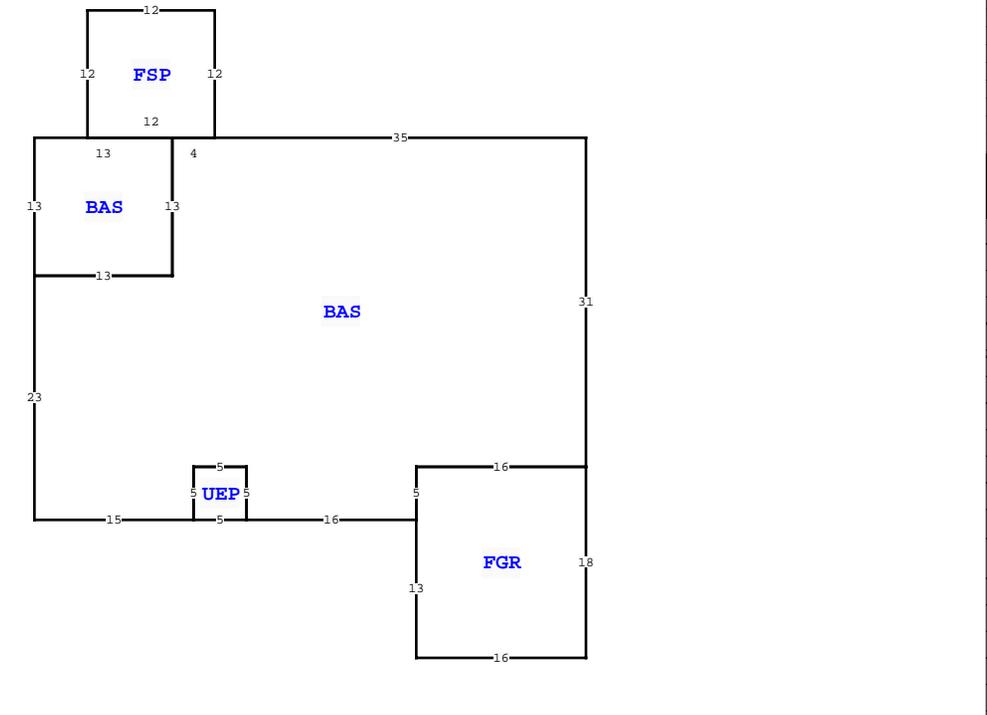




BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	12 HARDWOOD 100
Air Condition	03 CENTRAL 100
Heating Type	03 FORCED AIR 100
Bedrooms	3 100
Bathrooms	2 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectual	05 CONV 100
Units	0 100
Condition Adj	01 01 100
Kitchen Adjus	02 02 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	50%	2025									
Heated Area: 1767						HX Base Yr 2025						



Quality	05 05				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 06				
NEIGHBORHOOD/LOC	3417.1100 1.10/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	169	100		169	12,130
BAS	1,598	100		1,598	114,693
FGR	288	55		158	11,340
FSP	144	40		58	4,163
UEP	25	60		15	1,076
TOTALS	2,224			1,998	143,402

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			143,402
TOTAL MARKET OB/XF VALUE			378
TOTAL LAND VALUE - MARKET			24,750
TOTAL MARKET VALUE			168,530
SOH/AGL Deduction			0
ASSESSED VALUE			168,530
TOTAL EXEMPTION VALUE	HA HAB	51,411	
BASE TAXABLE VALUE			117,119
TOTAL JUST VALUE			168,530
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			168,530

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1560/2329	2/12/2026	PB	U	I	18	0
GRANTOR: CLERK OF COURT (JOHNS)						
GRANTEE: VANDERLAAN AMY						
1511/1371	10/07/2022	QC	U	I	11	0
GRANTOR: TAUL RUTH T						
GRANTEE: JOHNSON JAMES ROLAN						

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

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 50	30 9	270.00	UT	1.40	1.40	100	0	0	3 100	378	

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS= W35 FSP= N12 W12 S12 E12\$ W4 BAS= W13 S13 E13 N13\$ S13 W13 S23 E15 UEP= E5N5 W5 S5\$ N5 E5 S5 E16 FGR= S13 E16 N18 W16 S5 \$ N5 E16 N31\$.												

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	50		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.10	22,500.00	24,750.00	24,750								