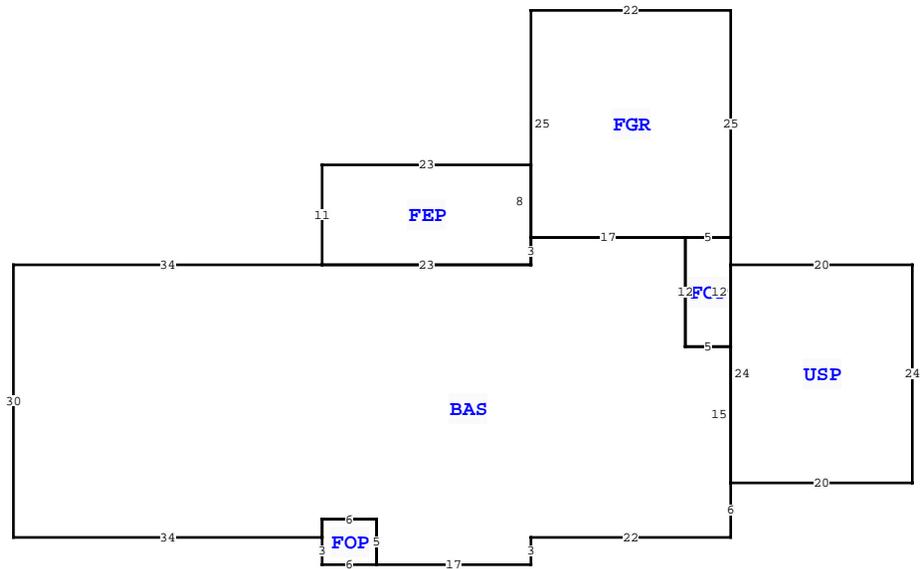


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	100
Frame	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	01
NEIGHBORHOOD/LOC	34416.020	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,415	100	
FEP	253	80	
FGR	550	55	
FOP	30	30	
FOP	60	30	
USP	480	35	
TOTALS	3,788		

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%	- 2020		Heated Area: 2415					HX Base Yr 2020	



COLUMBIA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				277,545		
TOTAL MARKET OB/XF VALUE				16,690		
TOTAL LAND VALUE - MARKET				48,400		
TOTAL MARKET VALUE				342,635		
SOH/AGL Deduction				232,776		
ASSESSED VALUE				109,859		
TOTAL EXEMPTION VALUE				HX HB WX 56,411		
BASE TAXABLE VALUE				53,448		
TOTAL JUST VALUE				342,635		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				342,251		
BLDG:1:1: SEE 2018 FOR PREVIOUS NOTES						
PRMT:1:1: 14X52						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
000052491	Roof Replacement	22,290	03/04/2025			
000047153	Electrical Servic	0	05/05/2023			
25794	M H	275	05/08/2007			
7086	M H	60	04/26/1993			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1364/0379	7/09/2018	WD Q	Q	I	01	250,000
GRANTOR: FREDRICK R & TERRI A						
GRANTEE: DONNA CASTRO & CIND						
1049/0541	6/03/2005	WD Q	Q	I		250,000
GRANTOR: SUZANNE M WASDEN						
GRANTEE: FREDRICK R & TERRI						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS= W34 S30 E34 FOP= S3 E6 N5 W6 S2\$ N2 E6 S5 E17 N3 E22 N6 USP= E20 N24 W20 S24 \$ N15 FOP= N12 W5 S12 E5\$W5 N12 FGR= E5 N25 W22 S25 E17 \$ W17 FEP= N8 W23 S11 E23 N3\$ S3 W23\$.						

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	0180	FPLC 1STRY	0	100	0	0		1.00	UT 2,000.00	2,000.00	100	0	0	3	100	2,000
2	0210	GARAGE U	0	100	0	0		1.00	UT 0.00	0.00	100	2017	2017	3	100	5,000
3	0166	CONC, PAVMT	0	100	22	30		660.00	UT 1.50	1.50	100	0	0	3	100	990
4	0169	FENCE/WOOD	0	100	0	0		1.00	UT 0.00	0.00	100	2017	2017	3	100	800
5	0080	DECKING	0	100	0	0		1.00	UT 0.00	0.00	100	2017	2017	3	100	2,400
6	0252	LEAN-TO W/	0	100	0	0		1.00	UT 0.00	0.00	100	2017	2017	3	100	400
7	0104	GENERATOR	0	100	0	0		1.00	UT 6,000.00	6,000.00	100	2024	2023		85	5,100

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		A-1	0.00	0.00	4.00	LT		1.00	1.00	0.55	22,000.00	12,100.00	48,400							