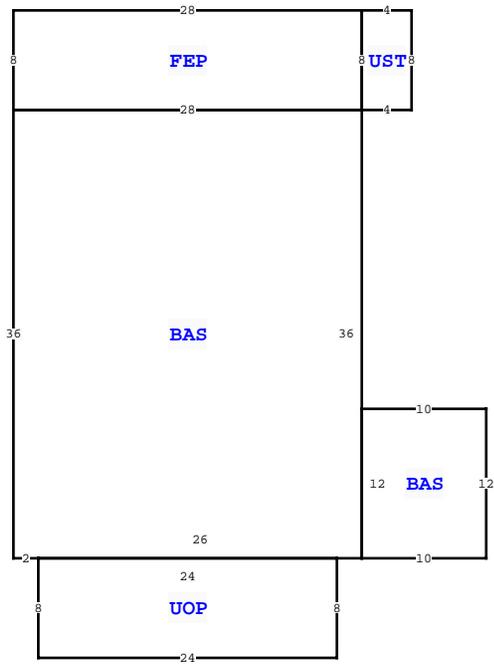




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	06	BD/BATTEN 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	01	MINIMUM 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	14	CARPET 90	
Interior Floo	06	VINYL ASB 10	
Air Condition	02	WINDOW 100	
Heating Type	01	NONE 100	
Bedrooms		3 100	
Bathrooms		1 100	
Frame	01	NONE 100	
Stories	1.	1. 100	
Architectual	05	CONV 100	
Units		0 100	
Condition Adj	01	01 100	
Kitchen Adjus	01	01 100	
Quality	01	01	
DOR CODE	0102	SFRES/MOBILE HOME	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	34417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	120	100	
BAS	1,008	100	
FEP	224	80	
UOP	192	20	
UST	32	45	
TOTALS	1,576		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	1,359	55.5000	63.27	85,984	1960	1960	0	0	50	35.00	20.00
1 SINGLE FAM 0% - 2026 Heated Area: 1128 HX Base Yr 2026												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		70,964	
TOTAL MARKET OB/XF VALUE		9,200	
TOTAL LAND VALUE - MARKET		28,840	
TOTAL MARKET VALUE		109,004	
SOH/AGL Deduction		0	
ASSESSED VALUE		109,004	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		57,593	
TOTAL JUST VALUE		109,004	
NCON VALUE		56,767	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		47,815	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048486	Mobile Home		10/24/2023
40390	STORAGE	0	08/19/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1523/1259	7/26/2024	WD	U	I	11	100
GRANTOR: TATUM NANCY MARKHAM						
GRANTEE: FARIS BRANDI FAY						
1295/1586	6/02/2015	QC	U	I	11	100
GRANTOR: NANCY OTTINGER N/K/A						
GRANTEE: NANCY MARKHAM TATUM						

EXTRA FEATURES		TOTALS	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0190	FPLC PF	1,200.00
2	0294	SHED WOOD/	0.00
3	0285	SALVAGE	0.00
4	0296	SHED METAL	2,500.00
5	0070	CARPORT UF	1,200.00
6	0296	SHED METAL	300.00
7	9947	Septic	3,000.00

TOTAL OB/XF												9,200	
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	05/06/2026	MLU						

BUILDING NOTES	
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BUILDING DIMENSIONS	
FEP= W28 S8 BAS= S36 E2 UOP= S8 E24 N8 W24\$ E26 BAS= E10 N12 W10 S12\$ N36 W28\$ E28 UST= E4 N8 W4 S8\$ N8\$.	

LAND DESCRIPTION		TOTAL OB/XF		9,200																				
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	0102	C	SFR/MH	100		A-1	0.00	0.00	2.06	AC		1.00	1.00	1.00	14,000.00	14,000.00	28,840							

