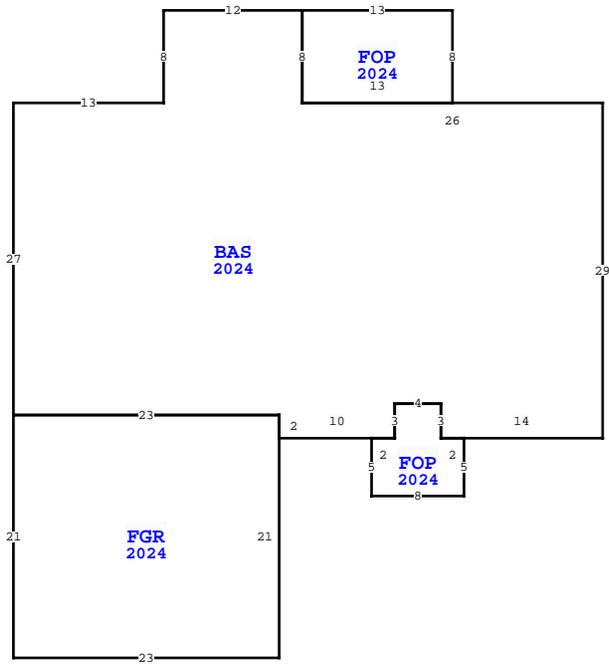


ELEMENT		CD	BUILDING CHARACTERISTICS		
			CONSTRUCTION		
Exterior Wall	32	HARDIE BRD	100		
Exterior Wall	00	N/A	0		
Roof Structure	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	13	LAM/VNLPLK	100		
Interior Floor	00	N/A	0		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		4	100		
Bathrooms		2	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
Units		0	100		
Condition Adj	03	03	100		
Kitchen Adjus	01	01	100		
Quality	06	06			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	02		
NEIGHBORHOOD/LOC	16.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,517	100	2024	1,517	204,653
FGR	483	55	2024	266	35,886
FOP	52	30	2024	16	2,159
FOP	104	30	2024	31	4,182
TOTALS	2,156			1,830	246,880

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,830	120.7500	137.66	251,918	2023	2023	0	0	2.00	98.00	
1 SINGLE FAM			100% - 2024			Heated Area: 1517			HX Base Yr 2024			



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			246,880
TOTAL MARKET OB/XF VALUE			2,900
TOTAL LAND VALUE - MARKET			30,000
TOTAL MARKET VALUE			279,780
SOH/AGL Deduction			1,924
ASSESSED VALUE			277,856
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			226,445
TOTAL JUST VALUE			279,780
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			275,914

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045423	New Residential C	210,000	09/12/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1495/14	6/30/2023	WD Q	Q	I	01	390,000
GRANTOR: LEV JOANN						
GRANTEE: SANTEE KELLY						
1472/2278	8/05/2022	WD Q	Q	V	01	32,000
GRANTOR: POTTER KELLY						
GRANTEE: LEV JOANN						

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			2,900.00	100	2024	2023		100	2,900	

BUILDING NOTES			
BLD DATE			
XF DATE			
INC DATE			
LGL DATE	05/08/2026	MLU	
LAND DATE			
AG DATE			

BUILDING DIMENSIONS												
BAS=[YR=2024;ORIG=0,-20] W26 N8 W12 S8 W13 S27 E23 S2 E10 N3 E4 S3 E14 N29 \$												
FGR=[YR=2024;ORIG=-51,7] E23 S21 W23 N21 \$												
FOP=[YR=2024;ORIG=-26,-28] E13 S8 W13 N8 \$												
FOP=[YR=2024;ORIG=-18,6] S3 W2 S5 E8 N5 W2 N3 W4 \$												

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	1.00	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000								