

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	19 COMMON BRK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 90
Interior Floor	15 HARDTILE 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Architectual	05 CONV 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
BAS	224
BAS	1,917
FGR	528
FOP	84
TOTALS	2,753

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%	- 2008																				
Heated Area: 2141					HX Base Yr 2008																		
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>05/08/2026</td> <td></td> <td></td> </tr> </tbody> </table>										BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				05/08/2026			MLU	
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			05/08/2026																				

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		275,129	
TOTAL MARKET OB/XF VALUE		24,040	
TOTAL LAND VALUE - MARKET		30,000	
TOTAL MARKET VALUE		329,169	
SOH/AGL Deduction		111,827	
ASSESSED VALUE		217,342	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		165,931	
TOTAL JUST VALUE		329,169	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		316,407	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055461	Generator		04/10/2026
000051270	Roof Replacement	14,460	10/25/2024
000048161	Remodel	46,000	09/15/2023
000047355	Storage Building	16,956	06/01/2023
32013	MAINT/ALTR	90	06/04/2014
24515	SFR	396	05/15/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1114/0737	3/16/2007	WD Q	Q	I		239,900

GRANTOR: IMAGE DEVELOPMENT GRO
GRANTEE: SCHWEITZER

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	224	100		224	25,093
BAS	1,917	100		1,917	214,748
FGR	528	55		290	32,487
FOP	84	30		25	2,801
TOTALS	2,753			2,456	275,129

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	1,680.00	UT	3.00	3.00	100	2006	2006	3	100	5,040	
2	0258	PATIO	0	100	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	600	
3	0030	BARN, MT	0	100	30	1.00	UT	18,000.00	18,000.00	100	2024	2023		100	18,000	
4	0169	FENCE/WOOD	0	100	0	1.00	UT	400.00	400.00	100	2024	2023		100	400	

TOTAL OB/XF										24,040	
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LAND DESCRIPTION																								
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							

REVIEW DATE 05/08/2026 BY chuck Total Acres: 1.25 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 05/12/2026 BY SYS																							
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BUILDING NOTES									
<p>BUILDING DIMENSIONS</p> <p>BAS= W12 BAS= N14 W16 S14 E16\$ W28 N16 W25 S23 FGR= S22 E24 N22 W24\$ E24 S30 E13 N6 FOP= E14 N6 W14 S6\$ N6 E14 S12 E14 N37\$.</p>									