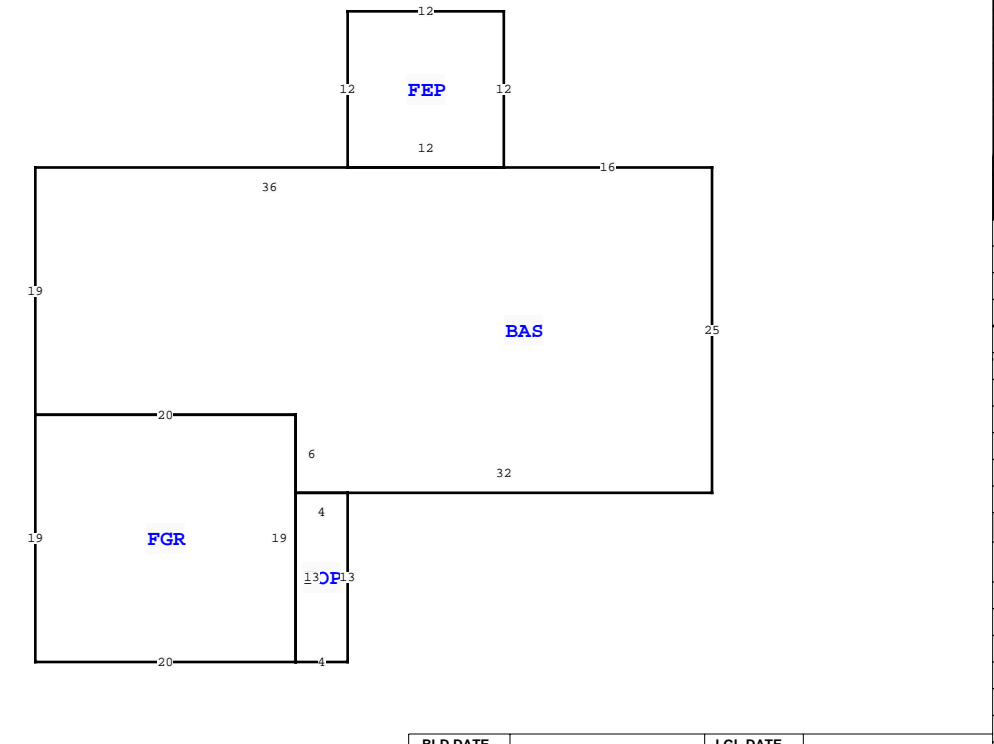


ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.1	1.100
Architectual Units	05	CONV 100
Condition Adj	01	01 100
Kitchen Adjus	01	01 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,520	94.2400	105.55	160,436	1990	1990	0	0	35.00	65.00		
1 SINGLE FAM 100% - 2022 Heated Area: 1180 HX Base Yr 2022													



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,180	100		1,180	80,957
FEP	144	80		115	7,890
FGR	380	55		209	14,339
FOP	52	30		16	1,098
TOTALS	1,756			1,520	104,283

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	27	15	UT	3.00	3.00	100	0	0	3	100	1,215	
2	0169	FENCE/WOOD	0	100	0	0	UT	7.50	7.50	100	1993	1993	3	100	1,800	
3	0258	PATIO	0	100	12	24	UT	2.25	2.25	100	2010	2010	3	100	648	

TOTAL OB/XF													
3,663													

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	24,000.00	24,000.00	24,000							

TOTAL OB/XF													
3,663													

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			104,283
TOTAL MARKET OB/XF VALUE			3,663
TOTAL LAND VALUE - MARKET			24,000
TOTAL MARKET VALUE			131,946
SOH/AGL Deduction			19,047
ASSESSED VALUE			112,899
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE			61,488
TOTAL JUST VALUE			131,946
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			124,551

SALE:3:1: SANDERS IN REAL ESTATE-BOUGHT SEVERAL LO
SALE:2:1: LOT 7 BLOCK B, HOLLINGSWORTH ESTATES
SALE:1:1: LOT 7 BLK B HOLLINGSWORTH ESTATES

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1440/199	6/14/2021	WD U	I	I	30	80,000
GRANTOR: RODRIGUEZ MAUREEN						
GRANTEE: QUINONES ALEJANDRIN						
1220/1106	8/16/2011	WD U	I	I	12	70,000
GRANTOR: FEDERAL NATIONAL MORT						
GRANTEE: MAUREEN RODRIGUEZ						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[ORIG=0,0] W16 W36 S19 E20 S6 E32 N25 \$	
FGR=[ORIG=-52,19] S19 E20 N19 W20 \$	
FEP=[ORIG=-16,0] N12 W12 S12 E12 \$	
POP=[ORIG=-32,25] S13 E4 N13 W4 \$	