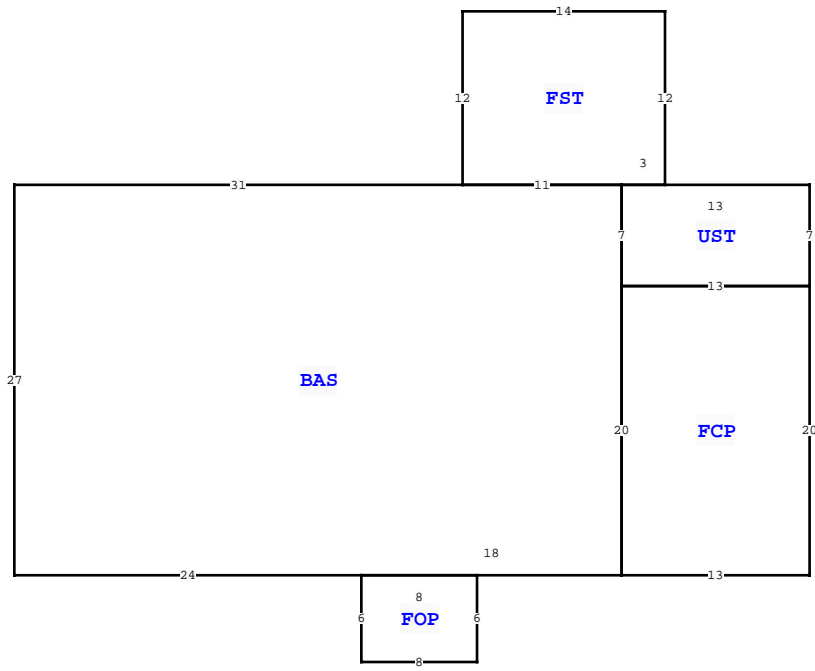


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	11	CLAY TILE	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.1	1.100	
Architectural	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	02
NEIGHBORHOOD/LOC	34616.020	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,134	100	
FCP	260	25	
FOP	48	30	
FST	168	55	
UST	91	45	
TOTALS	1,701		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,346	121.2000	135.74	182,706	2005	2005	0	0	20.00	80.00		
1 SINGLE FAM 100% - 2021 Heated Area: 1134 HX Base Yr 2021													



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	146,165		
TOTAL MARKET OB/XF VALUE	3,982		
TOTAL LAND VALUE - MARKET	72,000		
TOTAL MARKET VALUE	222,147		
SOH/AGL Deduction	67,242		
ASSESSED VALUE	154,905		
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE	103,494		
TOTAL JUST VALUE	222,147		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	192,090		
SALE:1:1: LOT 4 BLK B LOTS 1 & 2 BLK C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055623	Roof Replacement	10,000	05/06/2026
22548	SFR	325	12/01/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1400/1916	11/27/2019	LE	U	I	14	100
GRANTOR: BETTY F BREWER (LE)						
GRANTEE: ADAM STEPHENS (RMDR)						
1301/2306	9/30/2015	WD	Q	V	05	11,500
GRANTOR: BUILDING FUTURES LLC						
GRANTEE: BETTY F BREWER						

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	0296	SHED METAL	0	100	8	10	1.00	UT	0.00	100	2005	2005	3	100	200	
2	0294	SHED WOOD/	0	100	12	24	288.00	UT	9.00	100	2005	2005	3	100	2,592	
3	0166	CONC,PAVMT	0	100	0	0	436.00	UT	2.50	100	2005	2005	3	100	1,090	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	100	2010	2010	3	100	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	1.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	24,000							
2	0000	C	VAC RES	100		A-1	0.00	0.00	2.00	LT		1.00	1.00	1.00	24,000.00	24,000.00	48,000							