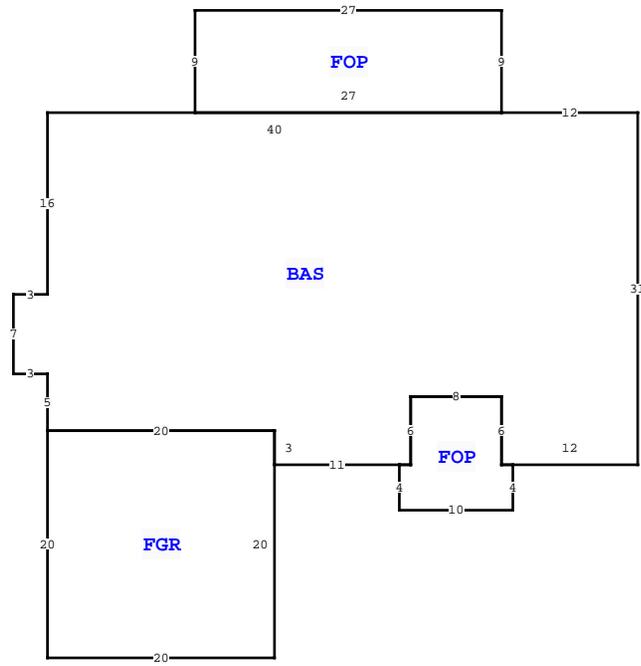


BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	19	COMMON BRK 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	11	CLAY TILE 90			
Interior Floo	14	CARPET 10			
Air Condition	03	CENTRAL 100			
Heating Type	04	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	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 02			
NEIGHBORHOOD/LOC	34616.060	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,525	100		1,525	174,594
FGR	400	55		220	25,187
FOP	88	30		26	2,977
FOP	243	30		73	8,358
TOTALS	2,256			1,844	211,116

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%	- 2020									
Heated Area: 1525						HX Base Yr 2020						



COLUMBIA COUNTY PROPERTY		
VALUATION SUMMARY		
VALUATION BY		STANDARD
Tax Group: 4		Tax Dist:
BUILDING MARKET VALUE		211,116
TOTAL MARKET OB/XF VALUE		41,025
TOTAL LAND VALUE - MARKET		99,000
TOTAL MARKET VALUE		351,141
SOH/AGL Deduction		215,770
ASSESSED VALUE		135,371
TOTAL EXEMPTION VALUE	HX HB VX	56,411
BASE TAXABLE VALUE		78,960
TOTAL JUST VALUE		351,141
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		319,247

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051281	Roof Replacement	17,900	10/25/2024
000042166	Screen Enclosure	12,000	06/17/2021
34144	POOL	200	06/16/2016
28302	STORAGE	45	01/04/2010
22456	SFR	387	11/04/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1477/353	10/05/2022	LE U		I	14	100
GRANTOR: MOSER MARTIN R						
GRANTEE: MOSER MARTIN R (ENH						
1379/2445	3/05/2019	WD Q		I	01	236,000
GRANTOR: PHILLIP & STEPANIE GR						
GRANTEE: MARTIN R & MARY K M						

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	988.00	UT	2.50	2.50	100	2005	2005	3	100	2,470	
2	0166	CONC, PAVMT	0	100	4	124.00	UT	2.50	2.50	100	2005	2005	3	100	310	
3	0166	CONC, PAVMT	0	100	4	96.00	UT	2.25	2.25	100	2010	2010	3	100	216	
4	0296	SHED METAL	0	100	24	720.00	UT	12.00	12.00	100	2010	2010	3	100	8,640	
5	0280	POOL R/CON	0	100	16	512.00	UT	70.00	70.00	100	2016	2016	3	82	29,389	

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		00	0.00	0.00	1.00	LT		1.00	1.00	1.50	22,000.00	33,000.00	33,000								
2	0000	C	VAC RES	100		00	0.00	0.00	3.00	LT		1.00	1.00	1.00	22,000.00	22,000.00	66,000								