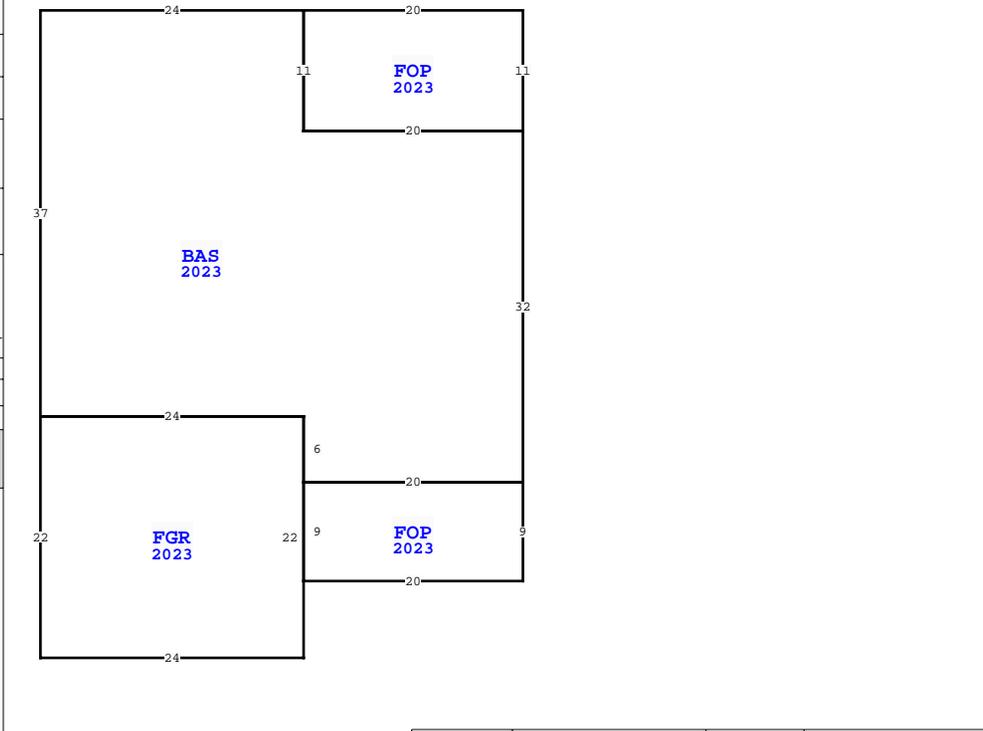




BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	32 HARDIE BRD 100
Exterior Wall	00 N/A 0
Roof Structure	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNLPLK 100
Interior Floor	00 N/A 0
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	4 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	07 07
DOR CODE	0100 SINGLE FAMILY

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%	- 2023								
				Heated Area: 1528			HX Base Yr 2023				



MAP NUM		MKT AREA			
NEIGHBORHOOD/LOC	34616.070	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,528	100	2023	1,528	214,543
FGR	528	55	2023	290	40,719
FOP	180	30	2023	54	7,582
FOP	220	30	2023	66	9,267
TOTALS	2,456			1,938	272,110

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			272,110
TOTAL MARKET OB/XF VALUE			2,400
TOTAL LAND VALUE - MARKET			24,000
TOTAL MARKET VALUE			298,510
SOH/AGL Deduction			22,444
ASSESSED VALUE			276,066
TOTAL EXEMPTION VALUE	HX HB WX		56,411
BASE TAXABLE VALUE			219,655
TOTAL JUST VALUE			298,510
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			287,491

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041729	New Residential C	150,000	04/13/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1459/2658	2/18/2022	WD Q	Q	I	01	280,000
GRANTOR: OAK HOLLOW APARTMENTS						
GRANTEE: RAMSEY SARA C						
1459/2656	2/18/2022	WD U	V	V	11	100
GRANTOR: LISA'S LAND LLC						
GRANTEE: OAK HOLLOW APARTMEN						

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		3.00	100	2023	2022		100	2,400	

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

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2023;ORIG=110,10] W24 S37 E24 S6 E20 N32 W20 N11 \$											
FOP=[YR=2023;ORIG=110,10] E20 S11 W20 N11 \$											
FOP=[YR=2023;ORIG=110,53] E20 S9 W20 N9 \$											
FGR=[YR=2023;ORIG=86,47] E24 S22 W24 N22 \$											

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							