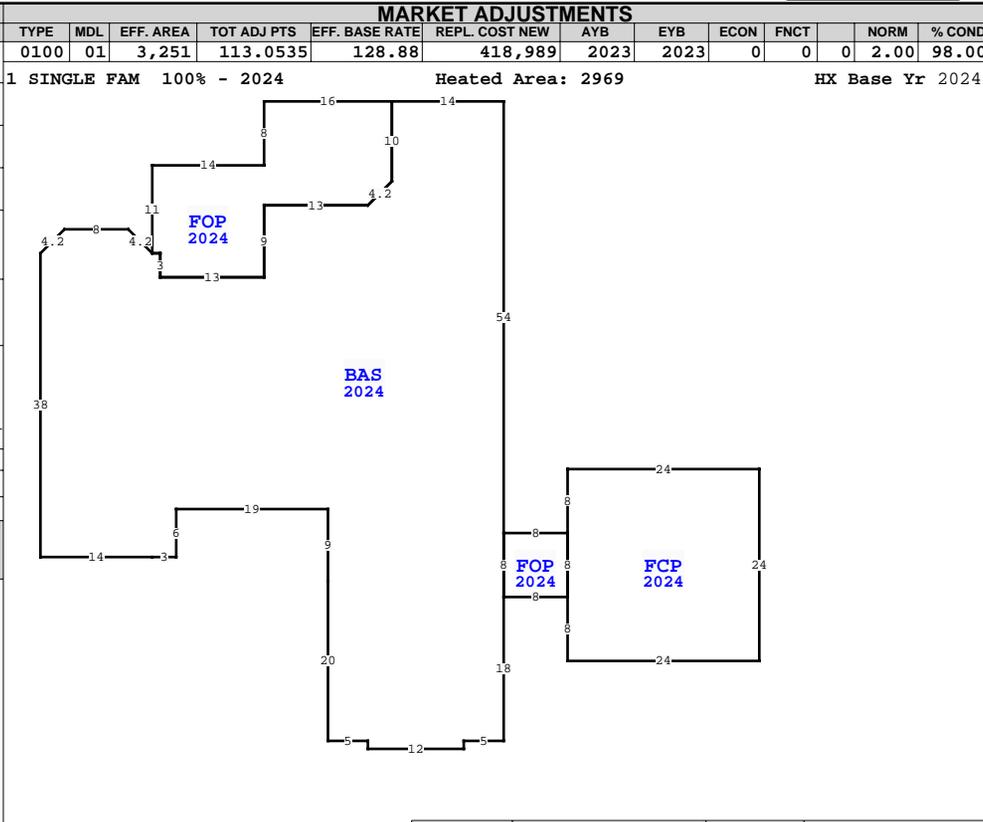


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	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	01
NEIGHBORHOOD/LOC	35315.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,969	100	2024
FCP	576	25	2024
FOP	64	30	2024
FOP	397	30	2024
TOTALS	4,006		



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			410,609
TOTAL MARKET OB/XF VALUE			20,580
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			486,189
SOH/AGL Deduction			127,515
ASSESSED VALUE			358,674
TOTAL EXEMPTION VALUE			51,411
BASE TAXABLE VALUE			307,263
TOTAL JUST VALUE			486,189
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			478,106

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045570	New Residential C	500,000	09/27/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1420/0635	9/29/2020	WD	U	V	11	100
GRANTOR: JUDY GLENN						
GRANTEE: DAVID & NANCY GOMEZ						
1365/0076	7/13/2018	QC	U	V	11	100
GRANTOR: SUNDANCE LLP						
GRANTEE: JUDY GLENN						

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,969	100	2024	2,969	374,992
FCP	576	25	2024	144	18,188
FOP	64	30	2024	19	2,400
FOP	397	30	2024	119	15,030
TOTALS	4,006			3,251	410,609

BLD DATE: 04/22/2026 MLU
 XF DATE:
 INC DATE:
 LGL DATE:
 LAND DATE:
 AG DATE:

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	40 30	1,200.00	UT	12.00	12.00	100	2024	2023		100	14,400	
2	0296	SHED METAL	0 100	30 12	360.00	UT	8.00	8.00	100	2024	2023		100	2,880	
3	0251	LEAN TO W/	0 100	30 12	360.00	UT	5.00	5.00	100	2024	2023		100	1,800	
4	0166	CONC, PAVMT	0 100	0 0	1.00	UT	1,500.00	1,500.00	100	2024	2023		100	1,500	

TOTAL OB/XF													20,580											
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			0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

BUILDING NOTES												
BUILDING DIMENSIONS												
BAS=[YR=2024;ORIG=40,10] S38 E14 E3 N6 E19 S9 S20 E5 S1 E12 N1 E5 N18 N8 N54 W14 S10 D3L3 W13 S9 W13 N3 W1 U3L3 W8 D3L3 \$												
FOP=[YR=2024;ORIG=54,-1] S11 E1 S3 E13 N9 E13 U3R3 N10 W16 S8 W14 \$												
FOP=[YR=2024;ORIG=98,45] S8 E8 N8 W8 \$												
FCP=[YR=2024;ORIG=106,37] S8 S8 S8 E24 N24 W24 \$												

REVIEW DATE 12/19/2023 BY HC																								
Total Acres: 5.01					Total Land Value: 55,000					Market: 0					Agricultural: 0					Common: 55,000				