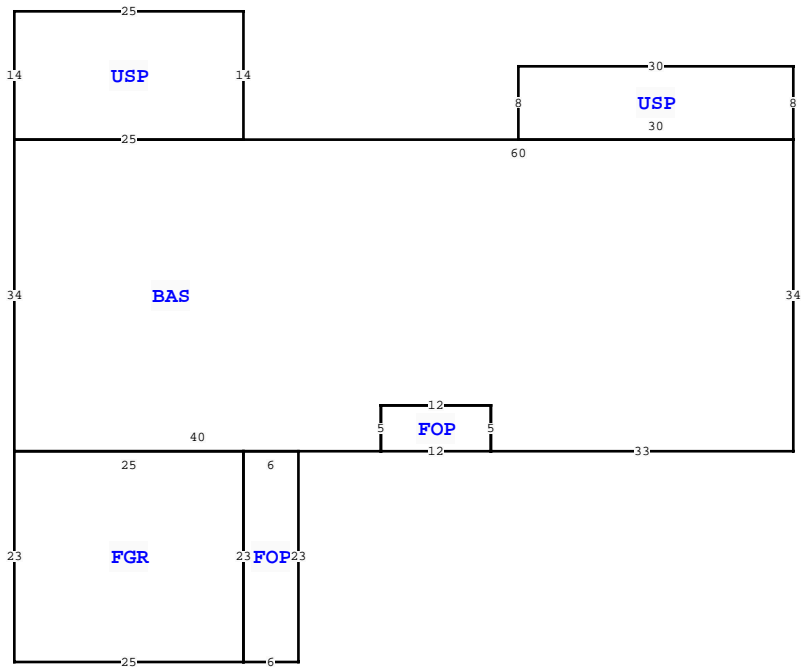


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 50
Exterior Wall	19 COMMON BRK 50
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	3 100
Frame	01 NONE 100
Stories	1. 1. 100
Architectural Units	05 CONV 100 0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	07 07
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA 06
NEIGHBORHOOD/LOC	35316.020 1.00/
AREA TYPE	TOTAL GROSS AREA
BAS	2,830
FGR	575
FOP	60
FOP	138
USP	240
USP	350
TOTALS	4,193

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%	- 2019		456,528	1974	1974	0	0	35.00	65.00
Heated Area: 2830 HX Base Yr 2019											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY		STANDARD	
VALUATION BY	Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		296,743	
TOTAL MARKET OB/XF VALUE		55,773	
TOTAL LAND VALUE - MARKET		98,302	
TOTAL MARKET VALUE		450,818	
SOH/AGL Deduction		87,721	
ASSESSED VALUE		363,097	
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE		312,375	
TOTAL JUST VALUE		450,818	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		450,818	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045840	Roof Replacement	41,854	11/02/2022
000045809	Roof Replacement	16,985	10/31/2022
41382	CARPORT ADDITION		02/23/2021
40878	REMODEL	0	11/11/2020
33341	MAINT/ALTR	275	09/04/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1355/0142	2/16/2018	WD	U	I	11	100
GRANTOR: JENNY S DRAWDY						
GRANTEE: J BRUCE DRAWDY & JE						
1355/0113	2/16/2018	PB	U	I	18	100
GRANTOR: GARY SCAFF, DAVID GOO						
GRANTEE: SHARI BOYETTE & ETA						

EXTRA FEATURES	
L N	OB/XF CODE
1	0166
2	0190
3	0280
4	0282
5	0260
6	0140
7	0020
8	0297

TOTAL OB/XF												55,773					
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	1.00	UT	0.00	0.00	100	0	0	3	100	1,200	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0280	POOL R/CON	0	100	16	32	512.00	UT	70.00	70.00	100	1974	1974	3	40	14,336	
4	0282	POOL ENCL	0	100	60	50	1,900.00	UT	15.00	15.00	100	1993	1993	3	40	11,400	
5	0260	PAVEMENT-A	0	100	9	270	2,430.00	UT	1.10	1.10	65	1993	1993	3	65	1,737	
6	0140	CLFENCE 6	0	100	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	1,800	
7	0020	BARN, FR	0	100	30	60	1,800.00	UT	12.00	12.00	100	2009	2009	3	100	21,600	
8	0297	SHED CONCR	0	100	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	2,500	

LAND DESCRIPTION	
L N	USE CODE
1	0100
2	0000
3	0000
4	0133
5	9520

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	1.75	AC		1.00	1.00	1.00	13,000.00	13,000.00	22,750							
2	0000	C	VAC RES	100			0.00	0.00	1.20	AC		1.00	1.00	1.00	13,000.00	13,000.00	15,600							
3	0000	C	VAC RES	100			0.00	0.00	2.63	AC		1.00	1.00	1.00	13,000.00	13,000.00	34,190							
4	0133	C	SFR LAKE	100		RSF-1	0.00	0.00	1.50	AC		1.00	1.00	1.00	17,000.00	17,000.00	25,500							
5	9520	C	LAKE	0			0.00	0.00	10.48	AC		1.00	1.00	1.00	25.00	25.00	262							