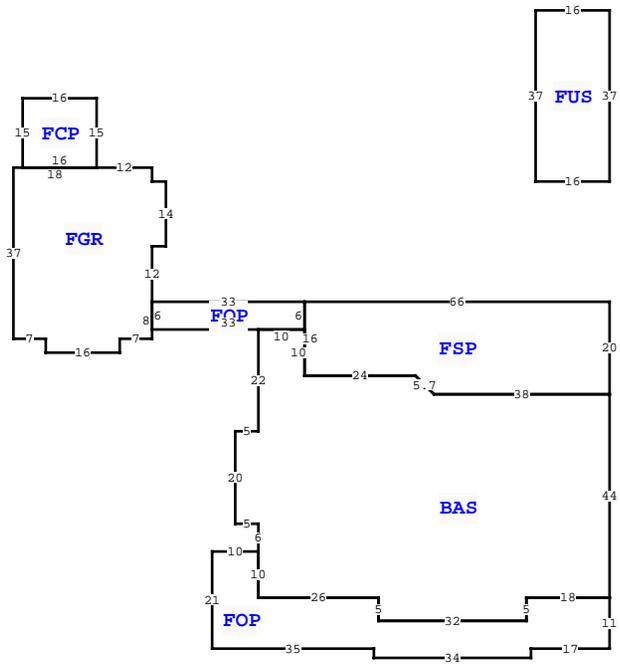


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG.	100
Roof Structur	08	IRREGULAR	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	80
Interior Floor	15	HARDTILE	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		2.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual Units	05	CONV	100
		0	100
Quality	09	09	
DOR CODE	5000	IMPROVED AG	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	35415.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	3,848	100	
FCP	240	25	
FGR	1,200	55	
FOP	198	30	
FOP	954	30	
FSP	1,216	40	
FUS	592	100	
TOTALS	8,248		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	EXCEPT SFR	100%	- 2019		Heated Area: 4440					HX Base Yr 2019		



COLUMBIA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		1,104,662	
TOTAL MARKET OB/XF VALUE		82,328	
TOTAL LAND VALUE - MARKET		850,000	
TOTAL MARKET VALUE		1,238,756	
SOH/AGL Deduction		353,052	
ASSESSED VALUE		885,704	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		834,293	
TOTAL JUST VALUE		2,036,990	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		1,917,792	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052493	Electrical Servic	0	03/04/2025
34968	SFR	765	02/22/2017
34853	SFR	2,003	01/18/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1502/2249	11/07/2023	WD	U	I	11	100

GRANTOR: ALLISON CARL L	
GRANTEE: ALLISON CARL L	
1249/1764	2/06/2013
GRANTOR: ANN RUTLAND, ALLISON	
GRANTEE: CARL L ALLISON & JO	

BUILDING NOTES	
BAS=[ORIG=0,0] N44 W38 U4L4 W24 N10 W10 S22 W5 S20 E5 S6 S10 E26 S5 E32 N5 E18 \$ FSP=[ORIG=0,-44] N20 W66 S16 E24 D4R4 E38 \$ FGR=[ORIG=-99,-64] N12 E3 N14 W3 N3 W12 W18 S37 E7 S3 E16 N3 E7 N8 \$ FOP=[ORIG=-76,-10] W10 S21 E35 S2 E34 N2 E17 N11 W18 S5 W32 N5 W26 N10 \$ FUS=[ORIG=0,-90] N37 W16 S37 E16 \$ FCP=[ORIG=-111,-93] N15 W16 S15 E16 \$ FOP=[ORIG=-66,-58] N6 W33 S6 E33 \$	

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	0180	FPLC 1STRY	0	100	0	1.00	UT	2,000.00	2,000.00	100	2018	2018	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	40,164.00	UT	2.00	2.00	100	2018	2018	3	100	80,328	

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	DPHT 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	AC		1.00	1.00	1.00	5,000.00	5,000.00	5,000							
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	166.00	AC		1.00	1.00	1.00	281.00	281.00	46,646							
3	5910	A	SWAMP/CYPRES	0		A-1	0.00	0.00	3.00	AC		1.00	1.00	1.00	40.00	40.00	120							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	169.00	AC		1.00	1.00	1.00	5,000.00	5,000.00	845,000							

