

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	MSNRY STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	60
Interior Floor	12	HARDWOOD	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	35417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,560	100	
FOP	144	30	
FSP	280	40	
TOTALS	1,984		
			1,715
			131,808

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: 1560			HX Base Yr 2023								
BLD DATE: _____ LGL DATE: 05/06/2026 XF DATE: _____ LAND DATE: _____ MLU INC DATE: _____ AG DATE: _____											

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		131,808	
TOTAL MARKET OB/XF VALUE		19,352	
TOTAL LAND VALUE - MARKET		40,000	
TOTAL MARKET VALUE		191,160	
SOH/AGL Deduction		22,067	
ASSESSED VALUE		169,093	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		117,682	
TOTAL JUST VALUE		191,160	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		183,853	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1329/2726	1/27/2017	WD	Q	I	01	122,000
GRANTOR: PATRICIA DAVID						
GRANTEE: TRACY A BAUMER						
0894/0215	12/21/1999	WD	Q	I		70,000
GRANTOR: DICKS HEWITT FAMILY P						
GRANTEE: RONALD & PATRICIA D						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0294	SHED WOOD/	0	100	14	30	1.00	UT	0.00	0.00	100
2	0280	POOL R/CON	0	100	32	16	512.00	UT	70.00	70.00	100
3	0261	PRCH, UOP	0	100	16	24	1.00	UT	0.00	0.00	100
4	9910	RV SITE/RE	0	100	0	0	1.00	UT	2,000.00	2,000.00	100
5	0070	CARPORT UF	0	100	24	17	408.00	UT	2.00	2.00	100
6	0294	SHED WOOD/	0	100	8	13	1.00	UT	0.00	0.00	100
7	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100

TOTAL OB/XF												19,352												
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	2.50	AC		1.00	1.00	1.00	16,000.00	16,000.00	40,000							

REVIEW DATE 07/14/2017 BY DF																								
Total Acres: 2.50					Total Land Value: 40,000					Market: 0					Agricultural: 0					Common: 40,000				
PRINTED 05/12/2026 BY SYS																								