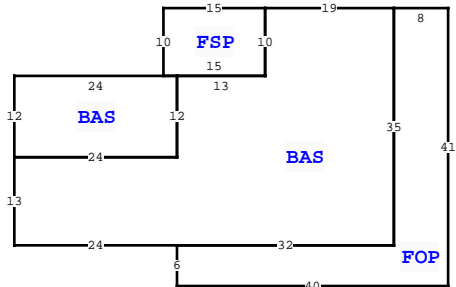
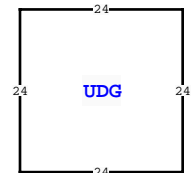
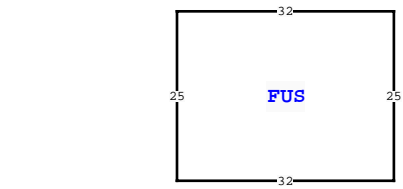


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	08	IRREGULAR 100	
Roof Cover	14	PREFIN MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 60	
Interior Floor	15	HARDTILE 40	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		2 100	
Bathrooms		2 100	
Frame	01	NONE 100	
Stories		2. 2. 100	
Architectual Units	05	CONV 100	
Condition Adj	03	03 100	
Kitchen Adjus	01	01 100	
Quality	09	09	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	35716.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	288	100	
BAS	1,302	100	
FOP	520	30	
FSP	150	40	
FUS	800	100	
UDG	576	55	
TOTALS	3,636		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,923	154.3842	172.91	505,416	1995	1995	0	0	35.00	65.00
2 SINGLE FAM 0% - 0 Heated Area: 2390 HX Base Yr											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	Tax Group: 3	STANDARD	
BUILDING MARKET VALUE	328,520		
TOTAL MARKET OB/XF VALUE	3,190		
TOTAL LAND VALUE - MARKET	110,000		
TOTAL MARKET VALUE	441,710		
SOH/AGL Deduction	17,351		
ASSESSED VALUE	424,359		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	424,359		
TOTAL JUST VALUE	441,710		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	426,710		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
39240	MAINT/ALTR	0	02/04/2020
8732	SFR	54,000	08/15/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1024/1968	8/26/2004	WD	Q	I		249,900

GRANTOR: MICHAEL JOEL WELLS
GRANTEE: RUM ISLAND LLC
0691/0004 6/30/1989 WD Q I 70,000
GRANTOR: RUTLEDGE
GRANTEE: WELLS/WALLACE

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W19 FSP= W15 S10 E15 N10\$ S10 W13 BAS= W24 S12 E24N12\$ S12 W24 S13 E24 FOP= S6 E40 N41 W8 S35 W32\$ E32 N35\$ PTR=N30 FUS= N25 W32 S25 E32\$S30\$ PTR= E40 UDG= E24 N24 W24 S24\$ W40\$.	

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	0	6	20	120.00	UT	2.00	2.00	100	2010	2010	3	100	240	
2	0170	FPLC 2STRY	0	0	0	0	1.00	UT	2,750.00	2,750.00	100	2010	2010	3	100	2,750	
3	0169	FENCE/WOOD	0	0	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200	

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	0		A-1	0.00	0.00	10.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,000							