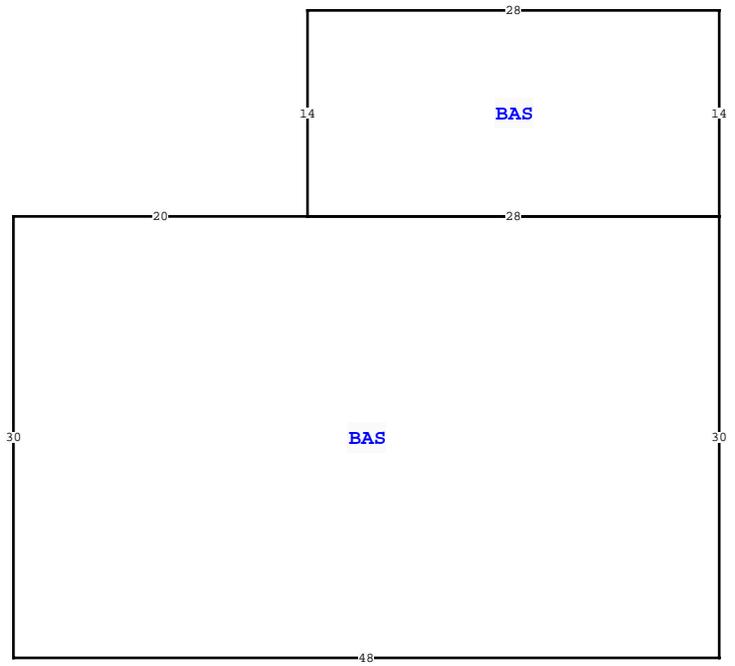


BUILDING CHARACTERISTICS					
ELEMENT	CD CONSTRUCTION				
Exterior Wall	15 CONC BLOCK 80				
Exterior Wall	19 COMMON BRK 20				
Roof Structure	03 GABLE/HIP 100				
Roof Cover	14 PREFIN MT 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	13 LAM/VNLPLK 100				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	3 100				
Bathrooms	2 100				
Frame	01 NONE 100				
Stories	1. 1. 100				
Architectural Units	05 CONV 100 0 100				
Condition Adj	03 03 100				
Kitchen Adjus	02 02 100				
Quality	05 05				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 03				
NEIGHBORHOOD/LOC	36216.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	392	100		392	40,860
BAS	1,440	100		1,440	150,097
TOTALS	1,832			1,832	190,957

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	0%	- 2026									
Heated Area: 1832 HX Base Yr												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			190,957
TOTAL MARKET OB/XF VALUE			7,620
TOTAL LAND VALUE - MARKET			12,000
TOTAL MARKET VALUE			210,577
SOH/AGL Deduction			0
ASSESSED VALUE			210,577
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			210,577
TOTAL JUST VALUE			210,577
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			211,092

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1541/2315	6/05/2025	WD Q	Q	I	01	250,000
GRANTOR: LASSETTER ASHTON LEE						
GRANTEE: ROJAS KENNY RIVERA						
1511/834	3/25/2024	WD Q	Q	I	01	245,000
GRANTOR: LOS GRINGOS RESTORATI						
GRANTEE: LASSETTER ASHTON LE						

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	0070	CARPOR UF	0	0	18	20	360.00	UT	2.00	100	2008	2008	3	100	720	
2	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	100	2013	2013	3	100	400	
3	0120	CLFENCE 4	0	0	0	0	1.00	UT	3,000.00	100	2023	2022		100	3,000	
4	0296	SHED METAL	0	0	0	0	1.00	UT	3,500.00	100	2023	2022		100	3,500	

TOTAL OB/XF													7,620											
LAND DESCRIPTION																								
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	1.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	12,000							

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[ORIG=0,0] W20 S30 E48 N30 W28 \$												
BAS=[ORIG=28,0] N14 W28 S14 E28 \$												