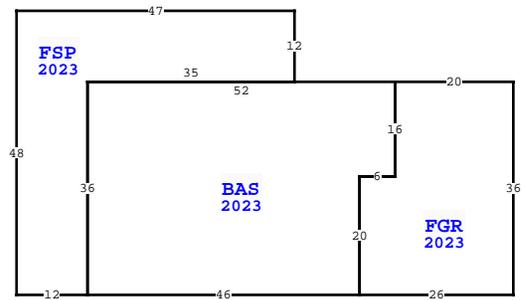
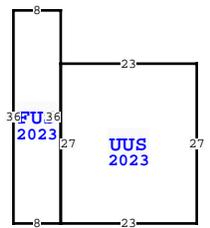




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	27	PREFIN MTL	100
Exterior Wall	00	N/A	0
Roof Structure	03	GABLE/HIP	100
Roof Cover	14	PREFIN MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	00	N/A	50
Interior Floor	13	LAM/VNLPLK	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		2	100
Bathrooms		3	100
Frame	01	NONE	100
Stories	1.5	1.5	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	36415.020	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,752	100	2023
FGR	840	55	2023
FSP	996	40	2023
FUS	288	100	2023
UUS	621	50	2023
TOTALS	4,497		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0187	01	3,210	116.7075	95.70	307,197	2022	2022	0	0	0	3.75	96.25
1 SFR/PREMTL			100% - 2023	Heated Area: 2040			HX Base Yr 2023					



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY			STANDARD	
VALUATION BY				
Tax Group: 3			Tax Dist:	
BUILDING MARKET VALUE			295,677	
TOTAL MARKET OB/XF VALUE			13,676	
TOTAL LAND VALUE - MARKET			110,330	
TOTAL MARKET VALUE			419,683	
SOH/AGL Deduction			113,549	
ASSESSED VALUE			306,134	
TOTAL EXEMPTION VALUE			101,411	
BASE TAXABLE VALUE			204,723	
TOTAL JUST VALUE			419,683	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			401,186	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041726	New Residential C	325,000	04/12/2021
31893	TR/TRAILER	188	04/16/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1355/0718	3/12/2018	WD	U	I	35	68,000
GRANTOR: ERNEST T & SUE F JEFF						
GRANTEE: JOSEPH A EGGEN & JE						
1289/0149	1/29/2015	TR	U	V	30	100
GRANTOR: ERNEST T & SUE F JEFF						
GRANTEE: ERNEST T & SUE F JE						

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
1	0296	SHED METAL	0	100	16	12	192.00	UT	10.00	100	2017	2017
2	0070	CARPORT UF	0	100	24	16	384.00	UT	1.50	100	2017	2017
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100		
4	0252	LEAN-TO W/	0	100	10	12	120.00	UT	1.50	100	2017	2017
5	9910	RV SITE/RE	0	100	0	0	2.00	UT	2,000.00	100	2017	2017

TOTAL OB/XF													13,676
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	05/06/2026	MLU						

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS=[YR=2023;ORIG=21,-20] W52 S36 E46 N20 E6 N16 \$												
FSP=[YR=2023;ORIG=4,-20] N12 W47 S48 E12 N36 E35 \$												
FGR=[YR=2023;ORIG=41,-20] W20 S16 W6 S20 E26 N36 \$												
UUS=[YR=2023;ORIG=-80,-30] W23 S27 E23 N27 \$												
FUS=[YR=2023;ORIG=-111,-39] E8 S36 W8 N36 \$												

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	100		A-1	0.00	0.00	10.03	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,330								