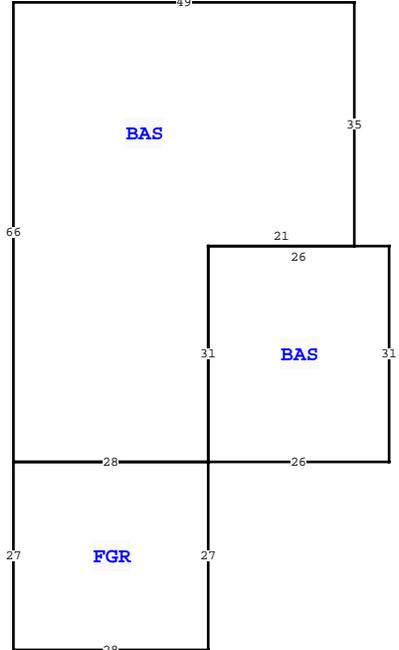


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	50
Interior Floor	15	HARDTILE	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2.5	100
Frame	01	NONE	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	04	04	100
Kitchen Adjus	02	02	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	36416.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	806	100	
BAS	2,583	100	
FGR	756	55	
TOTALS	4,145		

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%	- 2024								
				Heated Area:	3389			HX Base Yr	2024		



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	372,744			
TOTAL MARKET OB/XF VALUE	44,835			
TOTAL LAND VALUE - MARKET	46,200			
TOTAL MARKET VALUE	463,779			
SOH/AGL Deduction	135,476			
ASSESSED VALUE	328,303			
TOTAL EXEMPTION VALUE	51,411		HX HB	
BASE TAXABLE VALUE	276,892			
TOTAL JUST VALUE	463,779			
NCON VALUE	5,000			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	447,629			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17307	REMODEL	0	08/10/2000
8466	POOL	15,000	06/08/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1418/2791	6/18/2020	WD Q	Q	I	01	359,900
GRANTOR: CHRISTOPHER D & ELAIN						
GRANTEE: OMAR ALFONSECA & DI						
1230/0334	2/17/2012	WD Q	Q	I	01	247,500
GRANTOR: MAGSTADT MARK A &						
GRANTEE: CHRISTOPHER D & ELA						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0180	FPLC 1STRY	0	100	0	3.00	UT	2,000.00	2,000.00	100	0
2	0280	POOL R/CON	0	100	36	18	UT	70.00	70.00	100	1995
3	0166	CONC, PAVMT	0	100	0	0	UT	0.00	0.00	100	1993
4	0166	CONC, PAVMT	0	100	0	0	UT	2.00	2.00	100	1993
5	0296	SHED METAL	0	100	16	24	UT	5.00	5.00	100	1993
6	0169	FENCE/WOOD	0	100	0	0	UT	7.50	7.50	100	1993
7	0030	BARN, MT	0	100	0	0	UT	5,000.00	5,000.00	100	2026

TOTAL OB/XF												44,835			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T				
1	0100	C	SFR	100		A-1	0.00	0.00	2.31	AC	1.00				

BUILDING NOTES											
BAS= W49 S66 FGR= S27 E28 N27 W28\$ E28 BAS= E26 N31 W26 S31\$ N31 E21 N35\$.											

BUILDING DIMENSIONS											
BAS= W49 S66 FGR= S27 E28 N27 W28\$ E28 BAS= E26 N31 W26 S31\$ N31 E21 N35\$.											

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	2.31	AC	1.00	1.00	1.00	20,000.00	20,000.00	46,200								