

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY VALUATION SUMMARY																								
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AVB	EYB	ECON	FNCT	NORM	% COND	VALUATION BY												PAGE 1 of 1																	
Exterior Wall	32	HARDIE BRD 100	0100	01	2,856	134,5540	129.17	368,910	2000	2000	0	0	0.23.00	77.00	Tax Group: 3												STANDARD																	
Roof Structure	08	IRREGULAR 100													BUILDING MARKET VALUE												284,061																	
Roof Cover	03	COMP SHNGL 100													TOTAL MARKET OB/XF VALUE												27,197																	
Interior Wall	05	DRYWALL 100													TOTAL LAND VALUE - MARKET												63,882																	
Interior Floor	15	HARDTILE 90													TOTAL MARKET VALUE												375,140																	
Interior Floor	14	CARPET 10													SOH/AGL Deduction												111,257																	
Air Condition	03	CENTRAL 100													ASSESSED VALUE												263,883																	
Heating Type	04	AIR DUCTED 100													TOTAL EXEMPTION VALUE												50,000																	
Bedrooms		3 100													BASE TAXABLE VALUE												213,883																	
Bathrooms		2.5 100													TOTAL JUST VALUE												375,140																	
Frame	02	WOOD FRAME 100													NCON VALUE												0																	
Stories	1.5	1.5 100													INCOME VALUE												380,263																	
Architectural	05	CONV 100													PREVIOUS YEAR MKT VALUE																													
Units	0	100													SALE: 1:1: LOTS 12 & 13 SUWANNEE RIVER DOWNS.																													
Condition Adj	03	03 100																																										
Kitchen Adjus	01	01 100																																										
Quality															07 07																													
DOR CODE															0100 SINGLE FAMILY																													
MAP NUM															01																													
NEIGHBORHOOD															LOC 32316.020 1.00/																													
AREA	TOTAL GROSS	PCT OF BASE	TOT ADJ	SUBAREA																																								
TYPE	AREA	AREA	AREA	MARKET VALUE																																								
BAS	2,257	100	2,257	224,483																																								
FGR	462	55	254	25,263																																								
FOP	118	30	35	3,481																																								
FOP	268	30	80	7,957																																								
FSP	85	40	34	3,382																																								
FUS	196	100	196	19,494																																								
TOTALS															3,386										2,856										284,061									
EXTRA FEATURES																																												
L	OBX/F	DESCRIPTION	BLD CAP	L	W	UNITS	UT	ADJ R	ADJ UNIT PRICE	ORG COND	YEAR ON	YEAR ACTUAL	% COND	Q	NOTES																													
1	0190	FFLC PF	0	100	0	0	1.00	UT 1,200.00	1,200.00	100	2000	2000	3	100	1,200																													
2	0166	CONC, FAVMT	0	100	20	21	420.00	UT 1.50	1.50	100	2000	2000	3	100	630																													
3	0280	POOL R/CON	0	100	16	32	512.00	UT 70.00	70.00	100	2002	2002	3	43	15,411																													
4	0166	CONC, FAVMT	0	100	37	50	1,338.00	UT 2.00	2.00	100	2002	2002	3	100	2,676																													
5	0040	BARN, POLE	0	100	24	48	1,152.00	UT 2.50	2.50	100	2002	2002	3	100	2,880																													
6	0120	CLFENCE 4	0	100	0	0	400.00	UT 6.00	6.00	100	2006	2006	3	100	2,400																													
7	0261	PRCH, UOP	0	100	0	0	1.00	UT 0.00	0.00	100	2014	2014	3	100	1,200																													
8	0294	SHED WOOD/	0	100	0	0	1.00	UT 0.00	0.00	100	2014	2014	3	100	800																													
TOTAL OB/XF															27,197																													
LAND DESCRIPTION																																												
L	USE	CLS	DESCRIPTION	CAP	R	LOC	FRONT	DEPTH	TOT LND	UNIT	D	DPTH	%	TOT	ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSERV																			
1	0100	C	SFR	100		A-1	0.00	0.00	10.14	AC		1.00	1.00	0.90		7,000.00	6,300.00	63,882																										