

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	15416.040	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,810	100	2024
FGR	459	55	2024
FOP	126	30	2024
TOTALS	2,395		

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%	- 2025								
				Heated Area: 1810			HX Base Yr 2025				

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	280,739		
TOTAL MARKET OB/XF VALUE	2,460		
TOTAL LAND VALUE - MARKET	35,000		
TOTAL MARKET VALUE	318,199		
SOH/AGL Deduction	0		
ASSESSED VALUE	318,199		
TOTAL EXEMPTION VALUE	HX HB VX VP 82,590		
BASE TAXABLE VALUE	235,609		
TOTAL JUST VALUE	318,199		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	322,541		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000044314	New Residential C	220,000	04/28/2022
13071	SFR	305	09/17/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1513/1604	4/30/2024	WD Q	Q	I	01	400,000
GRANTOR: PEURRUNG JOSEPH C						
GRANTEE: HODGES RONALD L						
1430/2588	2/18/2021	WD Q	Q	V	01	19,000
GRANTOR: SPRENGER JEFFREY L						
GRANTEE: PEURRUNG JOSEPH C						

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	100	0	0		3.00	100	2024	2023		100	2,460	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/14/2026	MLU

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=2024;ORIG=49.1,10] S31 E16 E21 E3 N1 E19 N30 W59.1 \$											
FGR=[YR=2024;ORIG=86,41] S6 S14 E22 N21 W19 S1 W3 \$											
FOP=[YR=2024;ORIG=65,41] S6 E21 N6 W21 \$											

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							