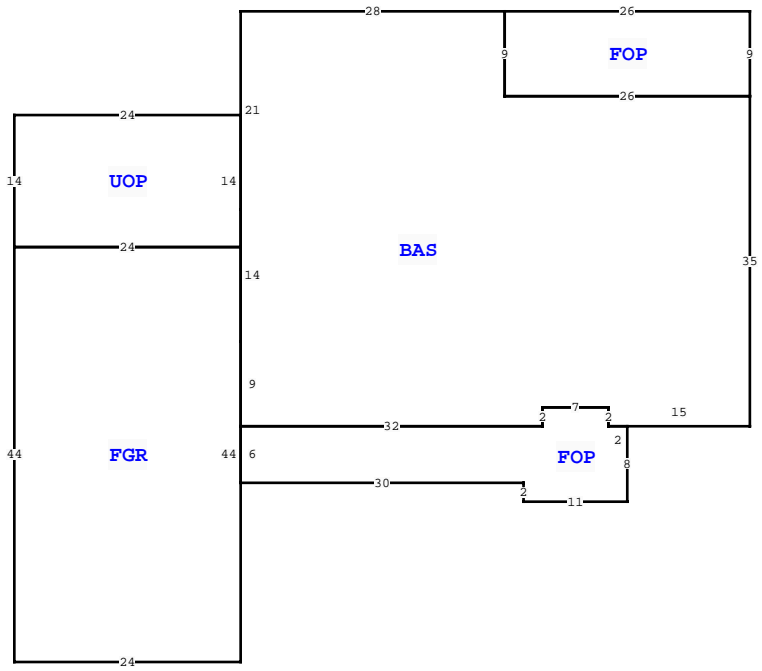




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	32	HARDIE BRD	100
Exterior Wall	00	N/A	0
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LAM/VNLPLK	100
Interior Floor	00	N/A	0
Air Condition	03	CENTRAL	100
Heating Type	04	AIR 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	02
NEIGHBORHOOD/LOC	18517.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,128	100	
FGR	1,056	55	
FOP	234	30	
FOP	282	30	
UOP	336	20	
TOTALS	4,036		

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%	- 2022								
			Heated Area: 2128								
				HX Base Yr 2022							



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		376,594	
TOTAL MARKET OB/XF VALUE		4,380	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		435,974	
SOH/AGL Deduction		55,542	
ASSESSED VALUE		380,432	
TOTAL EXEMPTION VALUE	HX HB	51,411	
BASE TAXABLE VALUE		329,021	
TOTAL JUST VALUE		435,974	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		439,896	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40842	SFR	0	11/04/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1559/188	1/14/2026	LE	U	I	14	100

GRANTOR: PEURRUNG VICTORIA Y  
GRANTEE: PEURRUNG VICTORIA Y  
1453/445 11/22/2021 WD Q I 01 455,000  
GRANTOR: REITER GARY L  
GRANTEE: PEURRUNG VICTORIA Y

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[ORIG=80,10] W26 N9 W28 S21 S14 S9 E32 N2 E7 S2 E15 N35 \$	
FGR=[ORIG=2,26] E24 S44 W24 N44 \$	
UOP=[ORIG=2,12] E24 S14 W24 N14 \$	
POP=[ORIG=67,45] W2 N2 W7 S2 W32 S6 E30 S2 E11 N8 \$	
POP=[ORIG=54,1] E26 S9 W26 N9 \$	

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	2022	2021		100	4,380	

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		PRD	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							