BEG SW COR, N 1166.19 FT, W 65.4
FT TO W R/W BROWN RD, SE ALONG R
1228.46 FT, S 1537.10 FT, W 1273

PEURRUNG JOSEPH
725 NW COUNTRY LAKE DR
LAKE CITY, FL 32055

2027

21-3S-16-02216-030

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9900	NON AG ACREAGE	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	21316.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	04/20/2023 SPF

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	322,800
TOTAL MARKET VALUE	322,800
SOH/AGL Deduction	0
ASSESSED VALUE	322,800
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	322,800
TOTAL JUST VALUE	322,800
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	322,800

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1539/556	4/29/2025	WD	Q	V	01	500,000
GRANTOR: SANFILIPPO MICHAEL J						
GRANTEE: PEURRUNG JOSEPH						
1539/553	4/09/2025	WD	U	V	11	100
GRANTOR: MARTINO LOUIS						
GRANTEE: SANFILIPPO MICHAEL						

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	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

LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	9900	C	AC NON-AG	0					32.28	AC		1.00	1.00	1.00	10,000.00	10,000.00	322,800							

REVIEW DATE 09/04/2025 BY TP Total Acres: 32.28 Total Land Value: 322,800 Market: 0 Agricultural: 0 Common: 322,800 PRINTED 11/17/2026 BY SYS