BEG NE COR OF SW1/4 OF SE1/4, N
674.84 FT, S 475.01 FT, E 646.98
OF SEC, S 809.55 FT, W 1321.64 F

THE JAMES & TERESA RUNDORFF LIVING TRUST
720 RIDGEWOOD DR
HARTWELL, GA 30643

2027

23-5S-15-00467-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	23515.00	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

848 SW DAISY RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	3,648
TOTAL LAND VALUE - MARKET	280,320
TOTAL MARKET VALUE	24,438
SOH/AGL Deduction	0
ASSESSED VALUE	24,438
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	24,438
TOTAL JUST VALUE	283,968
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	283,968

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1375/2615	1/03/2019	QC	U	V	11	100
GRANTOR: JAMES R & TERESA L RU						
GRANTEE: JAMES R & TERESA L						
1314/0201	4/20/2016	WD	Q	V	01	120,000
GRANTOR: GARY F & MARY F MOSEL						
GRANTEE: JAMES R & TERESA L						

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
1	0296	SHED METAL	0	0	12	18	216.00	UT	8.00	8.00	100	2012	2012	3	100	1,728	
2	0296	SHED METAL	0	0	12	20	240.00	UT	8.00	8.00	100	2012	2012	3	100	1,920	

LAND DESCRIPTION

TOTAL OB/XF 3,648

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	5500	A	TIMBER 2	0		A-1	0.00	0.00	46.72	AC		1.00	1.00	1.00	445.00	445.00	20,790							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	46.72	AC		1.00	1.00	1.00	6,000.00	6,000.00	280,320							

REVIEW DATE 03/09/2026 BY JB Total Acres: 46.72 Total Land Value: 20,790 Market: 280,320 Agricultural: 20,790 Common: 0 PRINTED 11/17/2026 BY SYS