LOTS 37 & 38 UNIT 9 THREE RIVERS
223-501, 788-1714, 792-1711, 793

LINDSAY JOAN M/KNOWLAND GAIL M
4343 NW 35TH TER
GAINESVILLE, FL 32605-6026

2026

00-00-00-00750-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	100000.09 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	04/30/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	5,059
TOTAL LAND VALUE - MARKET	28,000
TOTAL MARKET VALUE	33,059
SOH/AGL Deduction	357
ASSESSED VALUE	32,702
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	32,702
TOTAL JUST VALUE	33,059
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	33,059

SALE:3:1: SALE TOO LOW (NEED TO SELL OR VALUE UNKN
SALE:2:1: SOLD FOR WHAT POTO PAID
SALE:1:1: LOTS 37 & 38 UNIT 9 THREE RIVERS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
9792	PUMP/UTPOL	30	06/02/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0793/1547	7/21/1994	WD	Q	V		13,000
GRANTOR: SUSAN BYNUM						
GRANTEE: LINDSAY-KNOWLAND						
0792/1711	4/12/1994	QC	Q	V	01	3,600
GRANTOR: J W POTO						
GRANTEE: SUSAN BYNUM						

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	0294	SHED WOOD/	0	0	8	8	64.00	UT	3.00	3.00	100	1996	1996	3	100	192	
2	0040	BARN,POLE	0	0	17	17	289.00	UT	3.00	3.00	100	2006	2006	3	100	867	
3	9946	Well	0	0	0	0	1.00	UT	4,000.00	4,000.00	100			3	100	4,000	

BUILDING NOTES

BUILDING DIMENSIONS

LAND DESCRIPTION

TOTAL OB/XF 5,059

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	0700	C	MISC RES	0		A-1	0.00	0.00	2.00	LT		1.00	1.00	0.70	20,000.00	14,000.00	28,000							

REVIEW DATE 02/20/2007 BY DF Total Acres: 2.21 Total Land Value: 28,000 Market: 0 Agricultural: 0 Common: 28,000 PRINTED 03/27/2026 BY SYS