

LOT 3 FALLING CREEK FARMS UNR.
 COMM NW COR OF SE1/4 OF NE1/4, R
 FT FOR POB, CONT S 588.70 FT, E

L & L DEVELOPMENT & SERVICES
 175 NE DWELLING PL, LOT 8
 LAKE CITY, FL 32055

2026

05-3S-17-04851-003



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1											
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND										
																				VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 7,000 TOTAL LAND VALUE - MARKET 36,000 TOTAL MARKET VALUE 43,000 SOH/AGL Deduction 8,394 ASSESSED VALUE 34,606 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 34,606 TOTAL JUST VALUE 43,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 39,400 LAND:1:1: DOR 1998											
DOR CODE		0700 MISC IMPROVED																		PERMIT NUM DESCRIPTION AMT ISSUED 13636 M H 125 02/12/1998											
MAP NUM		5317.0200 1.00/																		SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 1411/2016 3/09/1999 QC Q V 01 100 GRANTOR: DEVILLE A LONES TRUST GRANTEE: L & L DEVELOPMENT & 0848/0943 11/03/1997 WD Q V 15,000 GRANTOR: HAMMITT GRANTEE: LONES											
NEIGHBORHOOD/LOC																				BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 05/11/2026 MLU											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS																															
EXTRA FEATURES																				BUILDING NOTES											
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	9945	Well/Sept	0 0	0 0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000																	
LAND DESCRIPTION										TOTAL OB/XF 7,000																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	0000	C	VAC RES	0		A-1	0.00	0.00	4.00	AC		1.00	1.00	0.90	10,000.00	9,000.00	36,000														
REVIEW DATE 08/10/2015 BY DF Total Acres: 4.00 Total Land Value: 36,000 Market: 0 Agricultural: 0 Common: 36,000 PRINTED 06/09/2026 BY SYS																															