

LOT 110 SASSAFRAS ACRES S/D
 ORB 319-422, 533-75, 780-473,
 839-1029, 877-1737,

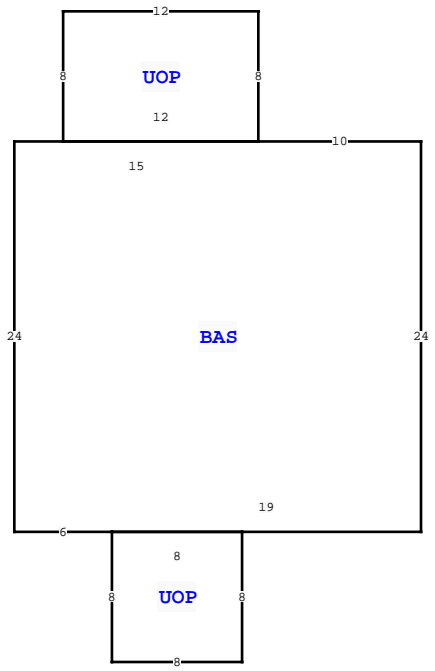
RUSSELL BILLY D
 7725 SW 92ND LN
 GAINESVILLE, FL 32608

2026

19-7S-17-10024-110


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	01	NONE	100
Heating Type	02	CONVECTION	100
Bedrooms	1	1	100
Bathrooms	1	1	100
Frame	02	WOOD FRAME	100
Stories	1.1	1.100	
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	19717.010	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	600	100	
UOP	64	20	
UOP	96	20	
TOTALS	760		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	632	111.0880	124.42	78,633	2004	2004	0	0	21.00	79.00	
1 SINGLE FAM			0% - 0	Heated Area: 600				HX Base Yr				



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE			62,120	
TOTAL MARKET OB/XF VALUE			7,240	
TOTAL LAND VALUE - MARKET			39,760	
TOTAL MARKET VALUE			109,120	
SOH/AGL Deduction			0	
ASSESSED VALUE			109,120	
TOTAL EXEMPTION VALUE			0	
BASE TAXABLE VALUE			109,120	
TOTAL JUST VALUE			109,120	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			109,906	

SALE:2:1: LOT 110 SASSAFRAS ACRES
 SALE:1:1: RETURNED TO FORMER OWNER

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17549	SFR	120	10/17/2000
15934	PUMP/UTPOL	30	08/23/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0877/1737	3/17/1999	WD	Q	V		10,000
GRANTOR: PATTERSON						
GRANTEE: B RUSSELL						
0839/1029	4/16/1997	QC	Q	V	01	0
GRANTOR: BENNETT						
GRANTEE: PATTERSON						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0294	SHED WOOD/	0	0	8	10	80.00	UT	3.00	3.00
2	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00

TOTAL OB/XF													7,240
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	05/06/2026	MLU						
613 SW BOBCAT DR, FORT WHITE													

BUILDING NOTES

BUILDING DIMENSIONS
 BAS= W10 UOP= N8 W12 S8 E12\$ W15 S24 E6 UOP= S8 E8 N8 W8\$ E19 N24\$.

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	0		00	0.00	0.00	2.84	AC		1.00	1.00	1.00	14,000.00	14,000.00	39,760							