LOT 111 SASSAFRAS ACRES S/D.
ORB 319-422, 733-652,
WD 1012-1075.

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

2026

19-7S-17-10024-111

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	19717.010 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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	59,880
TOTAL MARKET VALUE	59,880
SOH/AGL Deduction	16,045
ASSESSED VALUE	43,835
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	43,835
TOTAL JUST VALUE	59,880
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	44,910

SALE:1:1: NOTE SALE DATE

PERMIT NUM	DESCRIPTION	AMT	ISSUED

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1012/1075	4/02/2004	WD	Q	V		22,000
GRANTOR: BRIAN LEHTONEN						
GRANTEE: BILLY D RUSSELL						
0733/0652	11/17/1981	WD	U	V	09	12,600
GRANTOR: DLC CATTLE						
GRANTEE: BRIAN LEHTONEN						

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	0000	C	VAC RES	0		00	0.00	0.00	4.99	AC		1.00	1.00	1.00	12,000.00	12,000.00	59,880							

REVIEW DATE 05/06/2026 BY MLU Total Acres: 4.99 Total Land Value: 59,880 Market: 0 Agricultural: 0 Common: 59,880 PRINTED 05/12/2026 BY SYS