

LOT 7 FALLING CREEK FARMS UNR:  
 ALSO DESC AS: COMM SW COR OF SW1  
 SEC, N 120.87 FT, S 31 W 131.51

SMITH ANNA  
 5745 SW 75TH ST  
 GAINESVILLE, FL 32608

2026

31-2S-17-04804-107



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																				<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 13,000 TOTAL LAND VALUE - MARKET 86,320 TOTAL MARKET VALUE 99,320 SOH/AGL Deduction 0 ASSESSED VALUE 99,320 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 99,320 TOTAL JUST VALUE 99,320 NCON VALUE 13,000 INCOME VALUE PREVIOUS YEAR MKT VALUE 79,680											
																				<b>PERMIT NUM</b> <b>DESCRIPTION</b> <b>AMT</b> <b>ISSUED</b> 000053864 Storage Building 8,000 08/18/2025 000052634 Right-of-Way Acce 03/18/2025 000052614 Electrical Servic 0 03/17/2025											
																				<b>SALES DATA</b> OFF RECORD      DATE      TYPE      Q      V      RSN      SALE Number      INST      U      I      CD      PRICE 1532/2073      2/06/2025      WD      Q      V      01      115,000 GRANTOR: RAYDIENT LLC GRANTEE: SMITH ANNA											
																				<b>BUILDING NOTES</b>											
																				<b>BUILDING DIMENSIONS</b>											
<b>EXTRA FEATURES</b>										BLD DATE      LGL DATE XF DATE      LAND DATE      05/12/2026      MLU INC DATE      AG DATE																					
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	0040	BARN, POLE	0	0	0	1.00	UT	6,000.00	6,000.00	100	2026	2025		100	6,000																
2	9945	Well/Sept	0	0	0	1.00	UT	7,000.00	7,000.00	100	2026	2025		100	7,000																
<b>TOTALS</b>																															
LAND DESCRIPTION																	TOTAL OB/XF 13,000														
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	9901	C	AC/XFOB	0					13.28	AC		1.00	1.00	1.00	6,500.00	6,500.00	86,320														
<b>REVIEW DATE</b> 11/18/2025 <b>BY</b> tommy <b>Total Acres:</b> 13.28 <b>Total Land Value:</b> 86,320 <b>Market:</b> 0 <b>Agricultural:</b> 0 <b>Common:</b> 86,320 <b>PRINTED</b> 05/29/2026 <b>BY</b> SYS																															