SW1/4 OF SE1/4, EX RD R/W & EX
2 AC DESC QCD 1139-905. ALSO,
SE1/4 OF SE1/4, EX RD R/W & EX

GAY DEWY P/GAY ANN H
8118 SE CR-245
LAKE CITY, FL 32055

2026

02-5S-17-09067-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	6200	PASTURE CLS33	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	2517.00	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	05/07/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	6,100
TOTAL LAND VALUE - MARKET	451,000
TOTAL MARKET VALUE	26,764
SOH/AGL Deduction	0
ASSESSED VALUE	26,764
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	26,764
TOTAL JUST VALUE	457,100
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	375,100

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23558	SFR	685	08/31/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1301/1311	9/23/2015	WD	U	I	30	100
GRANTOR: DEWY P & ANN H GAY						
GRANTEE: DEWY P & ANN H GAY						
1301/1307	9/23/2015	WD	U	I	30	100
GRANTOR: DEWY P & ANN H GAY						
GRANTEE: DEWY P & ANN H GAY						

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
1	0296	SHED METAL	0	0	0	0	1.00	UT	600.00	600.00	100	2005	2005	3	100	600	
2	0030	BARN,MT	0	0	0	0	1.00	UT	2,500.00	2,500.00	100	2005	2005	3	100	2,500	
3	0040	BARN,POLE	0	0	50	30	1.00	UT	1,250.00	1,250.00	100	2006	2006	3	100	1,250	
4	0040	BARN,POLE	0	0	0	0	1.00	UT	1,750.00	1,750.00	100	2006	2006	3	100	1,750	

LAND DESCRIPTION

TOTAL OB/XF 6,100

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	6200	A	PASTURE 3	0		A-1	0.00	0.00	82.00	AC		1.00	1.00	0.90	280.00	252.00	20,664							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	82.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	451,000							

REVIEW DATE 07/19/2017 BY BC Total Acres: 82.00 Total Land Value: 20,664 Market: 451,000 Agricultural: 20,664 Common: 0 PRINTED 05/08/2026 BY SYS