

COMM NW COR OF E1/2 OF NE1/4,
S 752.40 FT, TO E MAINT R/W OF
SW FRY AVE, S 3 DEG E ALONG

DUKE ENERGY FLORIDA LLC
PO BOX 37996, PROPERTY TAX DEPT
CHARLOTTE, NC 28237

2026

10-7S-16-04169-002


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									
																				VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 3,000 TOTAL LAND VALUE - MARKET 82,080 TOTAL MARKET VALUE 85,080 SOH/AGL Deduction 26,463 ASSESSED VALUE 58,617 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 58,617 TOTAL JUST VALUE 85,080 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 66,840											
DOR CODE 9101 Solar Energy																															
MAP NUM MKT AREA 02																															
NEIGHBORHOOD/LOC 10716.00 1.00/																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS																				BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 05/06/2026 MLU											
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	BUILDING DIMENSIONS														
1	0140	CLFENCE	6	0	0	0	0	400.00	UT	7.50					3,000																
TOTAL OB/XF 3,000																															
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	9101	C	Solar Energy	0		A-1	0.00	0.00	9.12	AC		1.00	1.00	1.00	9,000.00	9,000.00	82,080														
REVIEW DATE 06/29/2015 BY DF Total Acres: 9.12 Total Land Value: 82,080 Market: 0 Agricultural: 0 Common: 82,080 PRINTED 06/09/2026 BY SYS																															