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NE1/4 & NW1/4 OF NE1/4 & NE1/4 O

FLORIDA POWER & LIGHT COMPANY
700 UNIVERSE BLVD
JUNO BEACH, FL 33408

2026

12-4S-17-08329-000



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 STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 529,440 TOTAL MARKET VALUE 58,900 SOH/AGL Deduction 0 ASSESSED VALUE 58,900 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 58,900 TOTAL JUST VALUE 529,440 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 529,440											
DOR CODE		5500																		TIMBERLAND 80-89											
MAP NUM																				04											
NEIGHBORHOOD/LOC		12417.00																		1.00/											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																PERMIT NUM DESCRIPTION AMT ISSUED 000053542 Electrical Servic 07/08/2025										
																				SALES DATA OFF RECORD Number DATE TYPE INST Q U / V I / RSN CD SALE PRICE 1506/583 1/12/2024 WD U V 20 16,143,300 GRANTOR: PHILLIPS FOREST LLC GRANTEE: FLORIDA POWER & LIG 1410/1502 4/24/2020 WD U V 11 0 GRANTOR: KATHLEEN E BENTON & E GRANTEE: PHILLIPS FOREST LLC											
TOTALS		2733 SE STATE ROAD 100, LAKE CITY																		BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/14/2025 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														
																	TOTALS					0									
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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	5500	A	TIMBER 2	0		A-1	0.00	0.00	132.36	AC		1.00	1.00	1.00	445.00	445.00	58,900														
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	132.36	AC		1.00	1.00	1.00	4,000.00	4,000.00	529,440														
REVIEW DATE 04/14/2025 BY MLU Total Acres: 132.36 Total Land Value: 58,900 Market: 529,440 Agricultural: 58,900 Common: 0 PRINTED 05/29/2026 BY SYS																															