

SE1/4 OF NW1/4 OF SE1/4 AS LIES  
 SR-245 & NE1/4 OF SE1/4 AS LIES  
 SR-245 & N1/2 OF SE1/4 OF SE1/4

REGISTER TERESA GAY/REGISTER PAUL RANDOLPH  
 3796 SE COUNTY RD 245  
 LAKE CITY, FL 32025

2026

14-4S-17-08345-001



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 149,220 TOTAL MARKET VALUE 7,378 SOH/AGL Deduction 0 ASSESSED VALUE 7,378 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 7,378 TOTAL JUST VALUE 149,220 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 132,640											
DOR CODE		5500																		TIMBERLAND 80-89											
MAP NUM																				02											
NEIGHBORHOOD/LOC		14417.00																		1.00/											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																PERMIT NUM DESCRIPTION AMT ISSUED 14846 POOL 90 12/11/1998										
																				SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 1357/2307 4/12/2018 LE U V 14 100 GRANTOR: TERESA GAY & PAUL RAN GRANTEE: CAROLINE CRIBBS & C 1303/2241 11/03/2015 WD U V 30 100 GRANTOR: TERESA G REGISTER (MA) GRANTEE: TERESA GAY & PAUL R											
TOTALS										BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE 05/07/2026 MLU											
EXTRA FEATURES																															
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 NOTES														
																	BUILDING DIMENSIONS														
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	DPTH 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	16.58	AC		1.00	1.00	1.00	445.00	445.00	7,378														
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	16.58	AC		1.00	1.00	1.00	9,000.00	9,000.00	149,220														