

SE1/4 OF NW1/4 AS LIES S OF CR-2
 NW1/4 AS LIES S OF CR-245 & E OF
 EX 1 AC DESC ORB 1189-747 & EX C

GAY TEVIS J/GAY MELISSA L
 3186 SE COUNTY ROAD 245
 LAKE CITY, FL 32025

2026

14-4S-17-08345-007



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 800 TOTAL LAND VALUE - MARKET 201,180 TOTAL MARKET VALUE 8,148 SOH/AGL Deduction 124 ASSESSED VALUE 8,024 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 8,024 TOTAL JUST VALUE 201,980 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 101,390											
																				PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 0774/1816 5/15/1993 WD U V 34 30,000 GRANTOR: LENVIL DICKS GRANTEE: TEVIS J GAY											
																				BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 05/07/2026 MLU											
EXTRA FEATURES										TOTAL OB/XF										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															
1	0040	BARN, POLE	0 100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	800																
										TOTAL OB/XF 800										BUILDING DIMENSIONS											
LAND DESCRIPTION										TOTAL OB/XF										BUILDING NOTES											
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	5997	A	RIVERS/BAYS/	0		A-1	0.00	0.00	8.00	AC		1.00	1.00	1.00	25.00	25.00	200														
2	6200	A	PASTURE 3	0		A-1	0.00	0.00	25.53	AC		1.00	1.00	1.00	280.00	280.00	7,148														
3	9910	M	MKT. VAL. AG	0		A-1	0.00	0.00	33.53	AC		1.00	1.00	1.00	6,000.00	6,000.00	201,180														