

(AKA PRCL #1 PRICE CREEK UNR  
 PHASE 2 DESC AS):  
 COMM 1221.80 FT E OF SW COR OF

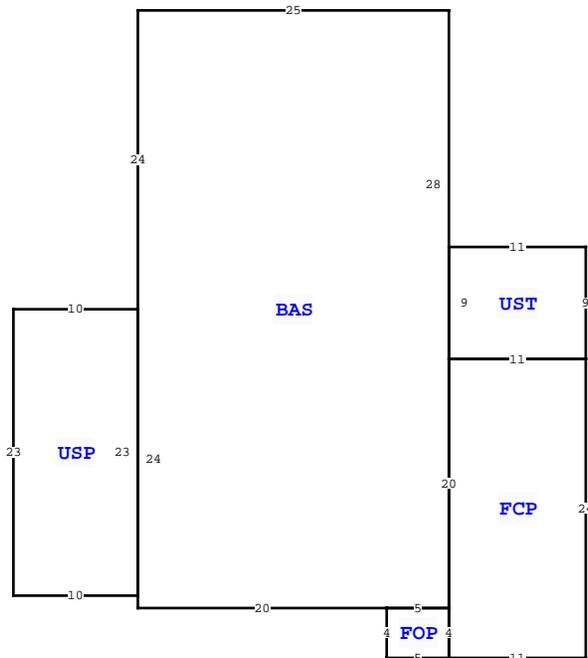
MAY DANIELLE B  
 1920 SE CR 245-A  
 LAKE CITY, FL 32025

**2026**

14-4S-17-08346-011  


| BUILDING CHARACTERISTICS |                  | CONSTRUCTION  |      |
|--------------------------|------------------|---------------|------|
| ELEMENT                  | CD               |               |      |
| Exterior Wall            | 19               | COMMON BRK    | 100  |
| Roof Structur            | 03               | GABLE/HIP     | 100  |
| Roof Cover               | 14               | PREFIN MT     | 100  |
| Interior Wall            | 05               | DRYWALL       | 100  |
| Interior Floor           | 14               | CARPET        | 80   |
| Interior Floor           | 06               | VINYL ASB     | 20   |
| Air Condition            | 03               | CENTRAL       | 100  |
| Heating Type             | 04               | AIR DUCTED    | 100  |
| Bedrooms                 |                  | 3             | 100  |
| Bathrooms                |                  | 2             | 100  |
| Frame                    | 01               | NONE          | 100  |
| Stories                  | 1.               | 1.            | 100  |
| Architectual Units       | 05               | CONV          | 100  |
| Condition Adj            | 03               | 03            | 100  |
| Kitchen Adjus            | 01               | 01            | 100  |
| Quality                  | 05               | 05            |      |
| DOR CODE                 | 0100             | SINGLE FAMILY |      |
| MAP NUM                  |                  | MKT AREA      | 02   |
| NEIGHBORHOOD/LOC         | 14417.010        | 1.00/         |      |
| AREA TYPE                | TOTAL GROSS AREA | PCT OF BASE   | YEAR |
| BAS                      | 1,200            | 100           |      |
| FCP                      | 264              | 25            |      |
| FOP                      | 20               | 30            |      |
| USP                      | 230              | 35            |      |
| UST                      | 99               | 45            |      |
| TOTALS                   | 1,813            |               |      |

| MARKET ADJUSTMENTS                |            |             |             |                |                |      |      |      |      |       |        |
|-----------------------------------|------------|-------------|-------------|----------------|----------------|------|------|------|------|-------|--------|
| TYPE                              | MDL        | EFF. AREA   | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM  | % COND |
| 1                                 | SINGLE FAM | 100% - 2010 |             | 144.78         | 202,258        | 1972 | 1972 | 0    | 0    | 35.00 | 65.00  |
| Heated Area: 1200 HX Base Yr 2010 |            |             |             |                |                |      |      |      |      |       |        |



| COLUMBIA COUNTY PROPERTY  |           |  |             |
|---------------------------|-----------|--|-------------|
| VALUATION SUMMARY         |           |  | PAGE 1 of 1 |
| VALUATION BY              |           |  | STANDARD    |
| Tax Group: 3              | Tax Dist: |  |             |
| BUILDING MARKET VALUE     |           |  | 131,468     |
| TOTAL MARKET OB/XF VALUE  |           |  | 2,820       |
| TOTAL LAND VALUE - MARKET |           |  | 18,000      |
| TOTAL MARKET VALUE        |           |  | 152,288     |
| SOH/AGL Deduction         |           |  | 72,364      |
| ASSESSED VALUE            |           |  | 79,924      |
| TOTAL EXEMPTION VALUE     | HX HB     |  | 51,411      |
| BASE TAXABLE VALUE        |           |  | 28,513      |
| TOTAL JUST VALUE          |           |  | 152,288     |
| NCON VALUE                |           |  | 0           |
| INCOME VALUE              |           |  |             |
| PREVIOUS YEAR MKT VALUE   |           |  | 146,981     |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|--------|
|            |             |     |        |
|            |             |     |        |
|            |             |     |        |
|            |             |     |        |

| SALES DATA                     |           |           |       |       |        |            |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number              | DATE      | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1226/0308                      | 8/04/2011 | WD        | U     | I     | 30     | 100        |
| GRANTOR: DANIELLE MAY & JAMES  |           |           |       |       |        |            |
| GRANTEE: DANIELLE MAY B        |           |           |       |       |        |            |
| 1120/0459                      | 4/16/2007 | WD        | Q     | I     | 01     | 100        |
| GRANTOR: JOHN PAUL BARRITEAU ( |           |           |       |       |        |            |
| GRANTEE: DANIELLE MAY          |           |           |       |       |        |            |

| EXTRA FEATURES |            |             |     |     |    |    |        |    |          |                |           |
|----------------|------------|-------------|-----|-----|----|----|--------|----|----------|----------------|-----------|
| L N            | OB/XF CODE | DESCRIPTION | BLD | CAP | L  | W  | UNITS  | UT | Adj R    | ADJ UNIT PRICE | ORIG COND |
| 1              | 0120       | CLFENCE 4   | 0   | 100 | 0  | 0  | 1.00   | UT | 0.00     | 0.00           | 100       |
| 2              | 0190       | FPLC PF     | 0   | 100 | 0  | 0  | 1.00   | UT | 1,200.00 | 1,200.00       | 100       |
| 3              | 0296       | SHED METAL  | 0   | 100 | 10 | 12 | 120.00 | UT | 5.00     | 5.00           | 100       |
| 4              | 0294       | SHED WOOD/  | 0   | 100 | 8  | 12 | 96.00  | UT | 7.50     | 7.50           | 100       |

| TOTAL OB/XF    |  |  |  |  |  |  |  |  |  |  |  |
|----------------|--|--|--|--|--|--|--|--|--|--|--|
| 2,820          |  |  |  |  |  |  |  |  |  |  |  |
| BLD DATE       |  |  |  |  |  |  |  |  |  |  |  |
| XF DATE        |  |  |  |  |  |  |  |  |  |  |  |
| INC DATE       |  |  |  |  |  |  |  |  |  |  |  |
| LGL DATE       |  |  |  |  |  |  |  |  |  |  |  |
| LAND DATE      |  |  |  |  |  |  |  |  |  |  |  |
| AG DATE        |  |  |  |  |  |  |  |  |  |  |  |
| 05/08/2026 MLU |  |  |  |  |  |  |  |  |  |  |  |

| BUILDING NOTES |  |  |  |  |  |  |  |  |  |  |  |
|----------------|--|--|--|--|--|--|--|--|--|--|--|
|                |  |  |  |  |  |  |  |  |  |  |  |

| BUILDING DIMENSIONS  |  |  |  |  |  |  |  |  |  |  |  |
|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS= W25 S24 USP= W10 S23 E10 N23\$ S24 E20 FOP= S4 E5 N4 W5\$ E5 FCP= S4 E11 N24 W11S20\$ N20 UST= E11 N9 W11 S9\$ N28\$. |  |  |  |  |  |  |  |  |  |  |  |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |       |             |           |      |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T  |
| 1                | 0100     | C   | SFR                  | 100 |     | A-1      | 0.00  | 0.00  | 1.00        | AC        | 1.00 |