

S DIV: LOT 17 BLOCK A MELTON'S S
338-10, 733-223, DC 838-2620, LE

RICKS ADRIEN
446 SW THERESA CT
LAKE CITY, FL 32025

2026

00-00-00-13941-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	32	HARDIE BRD 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

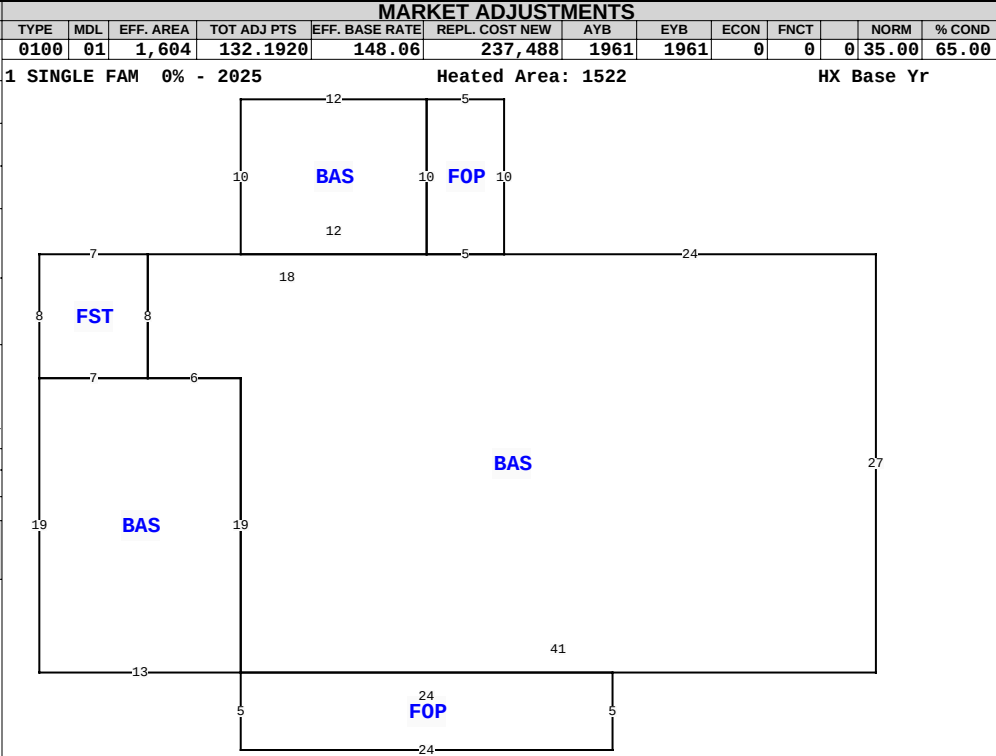
Quality	05	05
DOR CODE	0100 SINGLE FAMILY	
MAP NUM		MKT AREA
		06
NEIGHBORHOOD/LOC	870317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	120	100		120	11,549
BAS	247	100		247	23,771
BAS	1,155	100		1,155	111,156
FOP	50	30		15	1,444
FOP	120	30		36	3,465
FST	56	55		31	2,984

TOTALS	1,748			1,604	154,367
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00
3	0296	SHED METAL	0	0	0	0	1.00	UT	300.00
4	0294	SHED WOOD/	0	0	8	12	96.00	UT	5.50

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	0		*RSF	2 0.00	0.00	8,587.00



446 SW THERESA CT, LAKE CITY	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

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	0166	CONC, PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	75	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0296	SHED METAL	0	0	0	0	1.00	UT	300.00	300.00	50	1993	1993	3	50	150	
4	0294	SHED WOOD/	0	0	8	12	96.00	UT	5.50	5.50	100	1993	1993	3	100	528	

TOTAL OB/XF													1,053		
LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LA VAL				
*RSF	2 0.00	0.00	8,587.00	SF		1.00	1.00	1.00	0.75	0.75					

COLUMBIA COUNTY PROPERTY										PAGE 1 of 1	1
VALUATION SUMMARY										STANDARD	
VALUATION BY										Tax Group: 1	
BUILDING MARKET VALUE										Tax Dist:	
TOTAL MARKET OB/XF VALUE										154,367	
TOTAL LAND VALUE - MARKET										1,053	
TOTAL MARKET VALUE										6,440	
SOH/AGL Deduction										161,860	
ASSESSED VALUE										0	
TOTAL EXEMPTION VALUE										161,860	
BASE TAXABLE VALUE										0	
TOTAL JUST VALUE										161,860	
NCON VALUE										0	
INCOME VALUE										161,860	
PREVIOUS YEAR MKT VALUE											

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1524/84	9/23/2024	LE	U	I	14	0			
GRANTOR: BROWN LOUIS									
GRANTEE: BROWN LOUIS (LE)									
1521/1640	8/19/2024	WD	Q	I	01	180,000			
GRANTOR: ROBINSON MATHEW									
GRANTEE: BROWN LOUIS									

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W24 FOP= N10 W5 S10 E5\$W5 BAS= N10 W12 S10 E12\$ W18 FST= W7 S8 E7 N8\$ S8 BAS= W7 S19 E13 N19 W6\$ E6 S19 FOP= S5 E24 N5 W24\$ E41 N27\$.									