

BEG AT INTERS OF W R/W PRICE
CREEK CIRCLE RD & N R/W OF
ANDREW RD, RUN W 470.63 FT, N

HORST MICHAEL JON
634 SE ANDREWS DR
LAKE CITY, FL 32025

2026

14-4S-17-08346-009



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 80
Interior Wall	04	PLYWOOD 20
Interior Floo	14	CARPET 70
Interior Floo	15	HARDTILE 30
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	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
		02
NEIGHBORHOOD/LOC	14417.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	140	100		140	11,419
BAS	2,022	100		2,022	164,919
FCP	400	25		100	8,156
FOP	136	30		41	3,344
TOTALS	2,698			2,303	187,837

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	
2	0021	BARN,FR AE	0	100	24	32	768.00	UT	14.00	14.00	
3	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	0100	C	SFR	100		A-1	0.00	0.00	1.50	AC	
2	0000	C	VAC RES	100			0.00	0.00	1.50	AC	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,303	112.0350	125.48	288,980	1978	1978	0	0	0 35.00	65.00
1 SINGLE FAM 100% - 2014											
Heated Area: 2162 HX Base Yr 2014											
634 SE ANDREWS DR, LAKE CITY											

BLD DATE				LGL DATE			
XF DATE				LAND DATE			
INC DATE				AG DATE			
				04/07/2025 MLU			

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
3			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		187,837	
TOTAL MARKET OB/XF VALUE		13,052	
TOTAL LAND VALUE - MARKET		45,000	
TOTAL MARKET VALUE		245,889	
SOH/AGL Deduction		98,270	
ASSESSED VALUE		147,619	
TOTAL EXEMPTION VALUE		HX HB 50,722	
BASE TAXABLE VALUE		96,897	
TOTAL JUST VALUE		245,889	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		245,889	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
37791	MAINT/ALTR	75	02/25/2019

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1252/0342	3/29/2013	WD	U	I	12	123,000	
GRANTOR: REGIONS BANK							
GRANTEE: MICHAEL JON HORST							
1222/2268	9/28/2011	CT	U	I	18	100	
GRANTOR: CLERK OF COURT (THEL							
GRANTEE: REGIONS BANK							

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS= W27 S27 E27 FOP= S8 E17 N8 W17\$ E39 N47 W12 BAS= W7 S20 E7 N20\$ S20 W7 FCP= N20 W20 S20 E20\$ W20\$.											