COMM INTERS N R/W ANDREW RD & E
CIRCLE, RUN E ALONG R/W ANDREW R
POB, RUN N 303.02 FT, E 151.95 F

SPENCER DEBORAH PLYMALE LEE
446 SE ANDREWS DR
LAKE CITY, FL 32025

2027

14-4S-17-08346-048

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	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	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

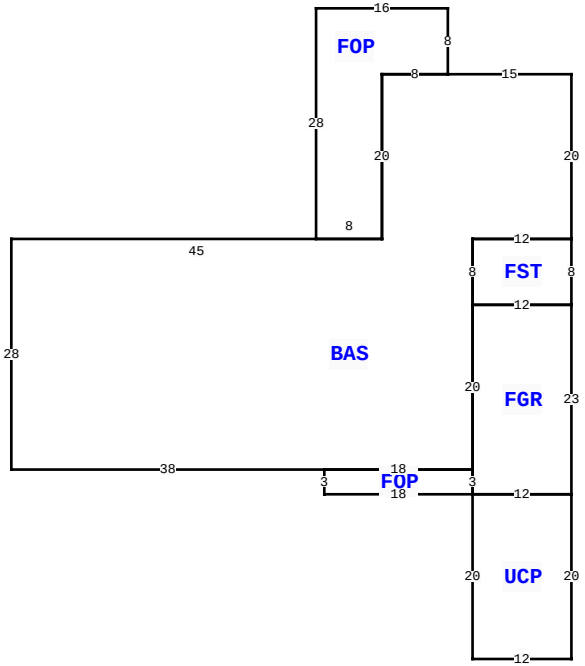
NEIGHBORHOOD/LOC 14417.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,028	100		2,028	164,841
FGR	276	55		152	12,355
FOP	54	30		16	1,301
FOP	288	30		86	6,990
FST	96	55		53	4,308
UCP	240	20		48	3,901
TOTALS	2,982			2,383	193,696

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,383	113.6800	125.05	297,994	1978	1978	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 2028 HX Base Yr



446 SE ANDREWS DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
INC DATE		AG DATE	

EXTRA FEATURES

LN	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	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	200	
3	0294	SHED WOOD/	0	100	12	24	288.00	UT	7.50	7.50	100	2005	2005	3	100	2,160	
4	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	70	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		193,696
TOTAL MARKET OB/XF VALUE		3,230
TOTAL LAND VALUE - MARKET		19,440
TOTAL MARKET VALUE		216,366
SOH/AGL Deduction		91,084
ASSESSED VALUE		125,282
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		73,871
TOTAL JUST VALUE		216,366
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		219,883

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1423/1326	10/29/2020	LE	U	I	14	0
GRANTOR: DEBORAH PLYMALE LEE S						
GRANTEE: THOMAS SPENCER & ET						
0499/0234	7/01/1978	03	Q	V		3,500
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 FOP= N8 W16 S28 E8N20 E8$ W8 S20 W45 S28 E38 FOP= S3 E18 N3 W18$ E18 FGR= S3 UCP= S20 E12 N20 W12$ E12 N23 W12 S20$ N20 FST= E12 N8 W12 S8$ N8 E12 N20$.

LAND DESCRIPTION

TOTAL OB/XF 3,230

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		A-1	0.00	0.00	1.08	AC		1.00	1.00	1.00	18,000.00	18,000.00	19,440							

REVIEW DATE 04/25/2017 BY DF Total Acres: 1.08 Total Land Value: 19,440 Market: 0 Agricultural: 0 Common: 19,440 PRINTED 11/17/2026 BY SYS