

COMM SW COR OF NW1/4, RUN E 30.2  
 MAULDIN RD, N ALONG R/W 1286.61  
 N 100.92 FT, E 435.66 FT, S 100.

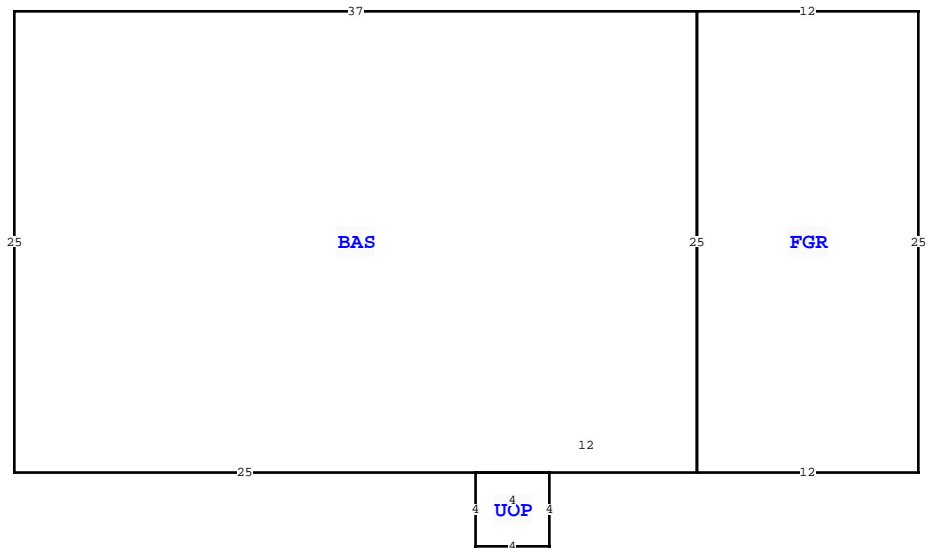
SPENCER BRUCE W/SPENCER DOROTHY L  
 339 SW MAULDIN AVE  
 LAKE CITY, FL 32024

**2026**

34-4S-16-03272-007  


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	18	CEMENT BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectural	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

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%	2005									Heated Area: 925	HX Base Yr 2005



Quality	05	05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 01			
NEIGHBORHOOD/LOC	34416.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	925	100		925	91,936
FGR	300	55		165	16,400
UOP	16	20		3	299
TOTALS	1,241			1,093	108,633

339 SW MAULDIN AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/14/2026
INC DATE		AG DATE	MLU

EXTRA FEATURES																
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	100	9	54	486.00	UT	2.00	100	0	0	3	100	972	
2	0294	SHED WOOD/	0	100	11	14	154.00	UT	14.00	100	2007	2007	3	100	2,156	
3	0252	LEAN-TO W/	0	100	8	20	160.00	UT	2.50	100	2007	2007	3	100	400	
4	0294	SHED WOOD/	0	100	20	20	400.00	UT	14.00	100	2007	2007	3	100	5,600	

TOTAL OB/XF 9,128

LAND DESCRIPTION										TOTAL OB/XF														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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		00	0.00	0.00	1.01	AC		1.00	1.00	0.90	23,000.00	20,700.00	20,907							

COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE		108,633		
TOTAL MARKET OB/XF VALUE		9,128		
TOTAL LAND VALUE - MARKET		20,907		
TOTAL MARKET VALUE		138,668		
SOH/AGL Deduction		44,217		
ASSESSED VALUE		94,451		
TOTAL EXEMPTION VALUE	HX HB	51,411		
BASE TAXABLE VALUE		43,040		
TOTAL JUST VALUE		138,668		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		137,389		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31787	MAINT/ALTR	25	03/06/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1461/2238	3/14/2022	WD	U	I	11	100
GRANTOR: SPENCER BRUCE W						
GRANTEE: SPENCER BRUCE W						
1026/2857	9/24/2004	WD	Q	I		74,000
GRANTOR: RAY & DOTTIE SHAW						
GRANTEE: BRUCE W & DOROTHY L						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W37 S25 E25 UOP= S4 E4N4 W4\$ E12 FGR= E12 N25 W12 S25\$ N25\$.