

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

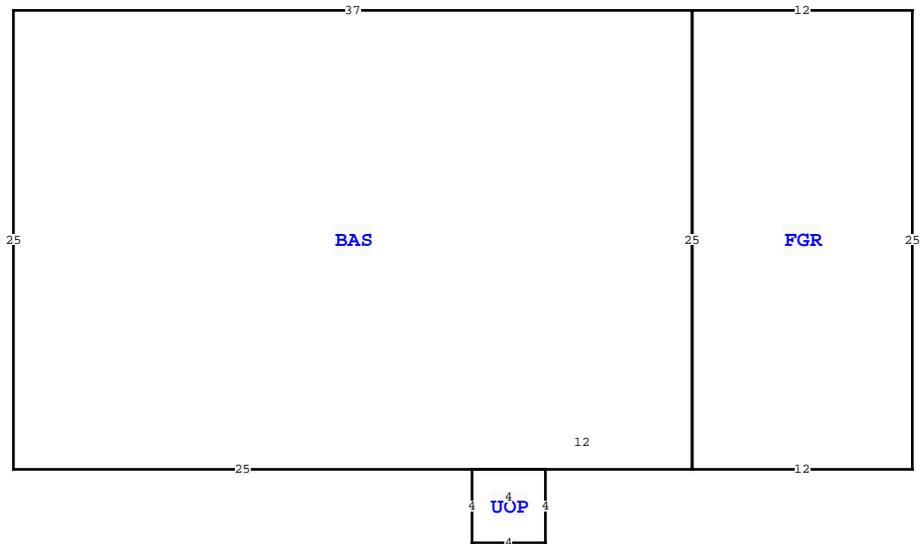
2026

34-4S-16-03272-007



BUILDING CHARACTERISTICS					
ELEMENT	CD				
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				
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

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					



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	18,180		
TOTAL MARKET VALUE	135,941		
SOH/AGL Deduction	41,490		
ASSESSED VALUE	94,451		
TOTAL EXEMPTION VALUE	HX HB 51,411		
BASE TAXABLE VALUE	43,040		
TOTAL JUST VALUE	135,941		
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						

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339 SW MAULDIN AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/07/2025
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	UT	2.00	2.00	100	0	0	3	100	972	
2	0294	SHED WOOD/	0	100	11	14	UT	14.00	14.00	100	2007	2007	3	100	2,156	
3	0252	LEAN-TO W/	0	100	8	20	UT	2.50	2.50	100	2007	2007	3	100	400	
4	0294	SHED WOOD/	0	100	20	20	UT	14.00	14.00	100	2007	2007	3	100	5,600	
TOTAL OB/XF															9,128	

BUILDING NOTES									

BUILDING DIMENSIONS
BAS= W37 S25 E25 UOP= S4 E4N4 W4S E12 FGR= E12 N25 W12 S25S N25S.

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	1.00	18,000.00	18,000.00	18,180							