

BEG 318.50 FT E OF SW COR OF
SE1/4 OF SW1/4, RUN N 273.48
FT, E 157.61 FT, S 273.48 FT,

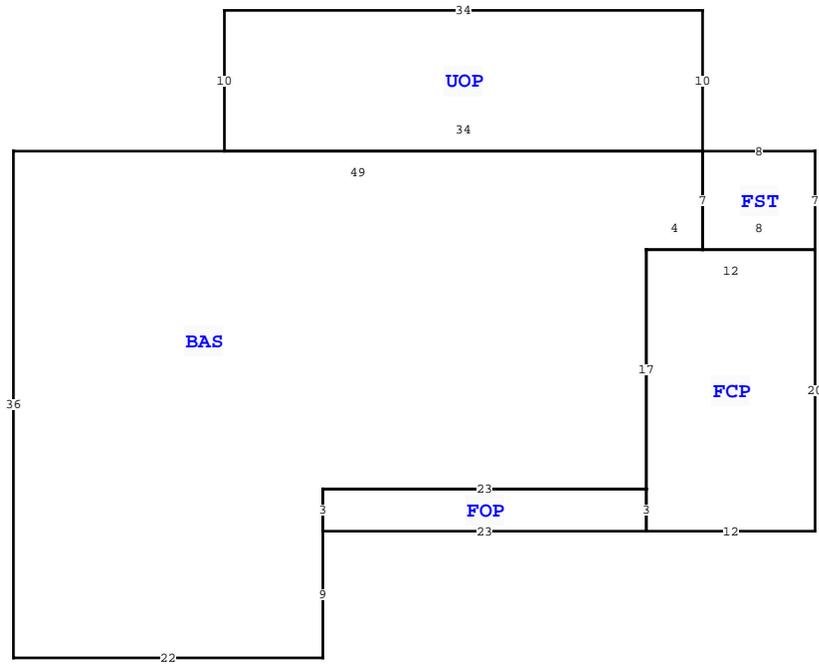
SPENCER RICHARD A/SPENCER WILLIE R
433 SE APRIL LANE
LAKE CITY, FL 32025

2026

35-4S-17-09030-050


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	08	SHT VINYL	10
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	35417.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,372	100	
FCP	240	25	
FOP	69	30	
FST	56	55	
UOP	340	20	
TOTALS	2,077		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,552	121.8000	136.42	211,724	1977	1990		0	0	35.00
1 SINGLE FAM 100% - 2001 Heated Area: 1372 HX Base Yr 2001											



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			137,621
TOTAL MARKET OB/XF VALUE			9,740
TOTAL LAND VALUE - MARKET			15,400
TOTAL MARKET VALUE			162,761
SOH/AGL Deduction			51,177
ASSESSED VALUE			111,584
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			60,173
TOTAL JUST VALUE			162,761
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			164,878

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0911/1183	9/27/2000	WD	Q	I		76,000
GRANTOR: BURKE 'S						
GRANTEE: SPENCER 'S						

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

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS= W49 S36 E22 N9 FOP= E23N3 W23 S3\$ N3 E23 FCP= S3 E12N20 W12 S17\$ N17 E4 FST= E8 N7 W8 S7\$ N7\$ UOP= N10 W34 S10 E34\$.	

EXTRA FEATURES															TOTAL OB/XF	
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	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	1,200.00	100	0	0	3	100	1,200
2	0294	SHED WOOD/	0	100	0	0		1.00	UT 0.00	0.00	100	0	0	3	100	300
3	0294	SHED WOOD/	0	100	0	0		1.00	UT 0.00	0.00	100	0	0	3	100	400
4	0262	PRCH, FOP	0	100	15	12		1.00	UT 0.00	0.00	100	0	0	3	100	300
5	0120	CLFENCE 4	0	100	0	0		1.00	UT 0.00	0.00	100	2005	2005	3	100	100
6	0169	FENCE/WOOD	0	100	0	0		1.00	UT 0.00	0.00	100	2017	2017	3	100	800
7	0166	CONC, PAVMT	0	100	0	0		1.00	UT 0.00	0.00	100	2017	2017	3	100	200
8	0296	SHED METAL	0	100	0	0		1.00	UT 0.00	0.00	100	2017	2017	3	100	200
9	0031	BARN, MT AE	0	100	24	26		624.00	UT 10.00	10.00	100	2017	2017	3	100	6,240
TOTALS															9,740	

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		A-1	0.00	0.00	1.10	AC		1.00	1.00	1.00	14,000.00	14,000.00	15,400							