

W 40 FT LOT 2 & E 60 FT LOT 3 BL
 PARK S/D UNREC.
 COMM SE COR OF SW1/4 OF NE1/4, R

CALLOWAY ANDREA ALEXIS
 1635 SW PACKARD ST
 LAKE CITY, FL 32025

2025

19-4S-17-08540-202

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 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		1 100
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

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,085	122.1960	136.86	148,493	1974	1974	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 960 HX Base Yr

1635 SW PACKARD ST, LAKE CITY

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100		960	85,401
FCP	264	25		66	5,871
FOP	64	30		19	1,690
FST	72	55		40	3,558
TOTALS	1,360			1,085	96,520

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

LAND DESCRIPTION																								
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	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

TOTAL OB/XF														
0														

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		96,520	
TOTAL MARKET OB/XF VALUE		0	
TOTAL LAND VALUE - MARKET		18,500	
TOTAL MARKET VALUE		115,020	
SOH/AGL Deduction		8,844	
ASSESSED VALUE		106,176	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		106,176	
TOTAL JUST VALUE		115,020	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		108,990	
LAND: 2:1: 0			

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1323/1576	10/06/2016	WD	Q	I	01	79,900
GRANTOR: GILBERT W MILLER						
GRANTEE: ANDREA ALEXIS CALLO						
1317/0979	6/20/2016	WD	U	I	30	45,000
GRANTOR: SYLVIA M MOBLEY & SUE						
GRANTEE: GILBERT W MILLER						

BUILDING NOTES														

BUILDING DIMENSIONS														
BAS= W40 S24 E24 FOP= S4 E16N4 W16\$ E16 FCP= S4 E12 N22 W12 S18\$ N18 FST= E12 N6 W12 S6\$ N6\$.														