

MCKISSOCK PAUL
1146 SW PACKARD ST
LAKE CITY, FL 32025

20-4S-17-08618-000

BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY												
ELEMENT	CD	CONSTRUCTION				TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND	VALUATION SUMMARY									
Exterior Wall	15	CONC BLOCK 100				0100	01	1,223	78.4890	87.91	107,514	1962	1962	0	0	20	35.00	45.00	STANDARD									
Roof Structure	03	GABLE/HIP 100				1 SINGLE FAM 100% - 2019 Heated Area: 1120 HX Base Yr 2019													Tax Group: 2 Tax Dist:									
Roof Cover	03	COMP SHNGL 100																	BUILDING MARKET VALUE 48,381									
Interior Wall	05	DRYWALL 100																	TOTAL MARKET OB/XF VALUE 0									
Interior Floor	09	PINE WOOD 100																	TOTAL LAND VALUE - MARKET 68,000									
Air Condition	02	WINDOW 100																	TOTAL MARKET VALUE 116,381									
Heating Type	02	CONVECTION 100																	SOH/AGL Deduction 49,678									
Bedrooms		3 100																	ASSESSED VALUE 66,703									
Bathrooms		1 100																	TOTAL EXEMPTION VALUE HX HB SX 66,703									
Frame Stories	01	NONE 100				BASE TAXABLE VALUE 0																						
	1.	1. 100				TOTAL JUST VALUE 116,381																						
Architectual Units	05	CONV 100											NCON VALUE 0															
Condition Adj	02	02 100											INCOME VALUE															
Kitchen Adjus	01	01 100											PREVIOUS YEAR MKT VALUE 116,381															
Quality 03 03						SALE:1:1: 10 AC WITH HOUSE (SEE NOTE SCREEN)																						
DOR CODE 0100 SINGLE FAMILY																												
MAP NUM MKT AREA 02																												
NEIGHBORHOOD/LOC 20417.00 1.00/																												
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																							
BAS	1,120	100		1,120	44,307																							
FEP	96	80		77	3,046																							
FOP	24	30		7	277																							
UOP	96	20		19	752																							
TOTALS 1,336 1,223 48,381						1146 SW PACKARD ST, LAKE CITY																						
EXTRA FEATURES						BLD DATE								LGL DATE		04/07/2025 MLU												
						XF DATE								LAND DATE														
						INC DATE								AG DATE														
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 TOTAL OB/XF 0																												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	10.00	AC		1.00	1.00	0.80	8,500.00	6,800.00	68,000											
REVIEW DATE 05/15/2017 BY BC Total Acres: 10.00 Total Land Value: 68,000 Market: 0 Agricultural: 0 Common: 68,000 PRINTED 11/11/2025 BY SYS																												