BEG NW COR OF NE1/4 OF SE1/4, RU
E 220.13 FT, N 223.48 FT, W 219.

JACKSON BRENDA/WINTONS DOMINIQUE L
546 SW PACKARD ST
LAKE CITY, FL 32025

2026

20-4S-17-08624-004

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

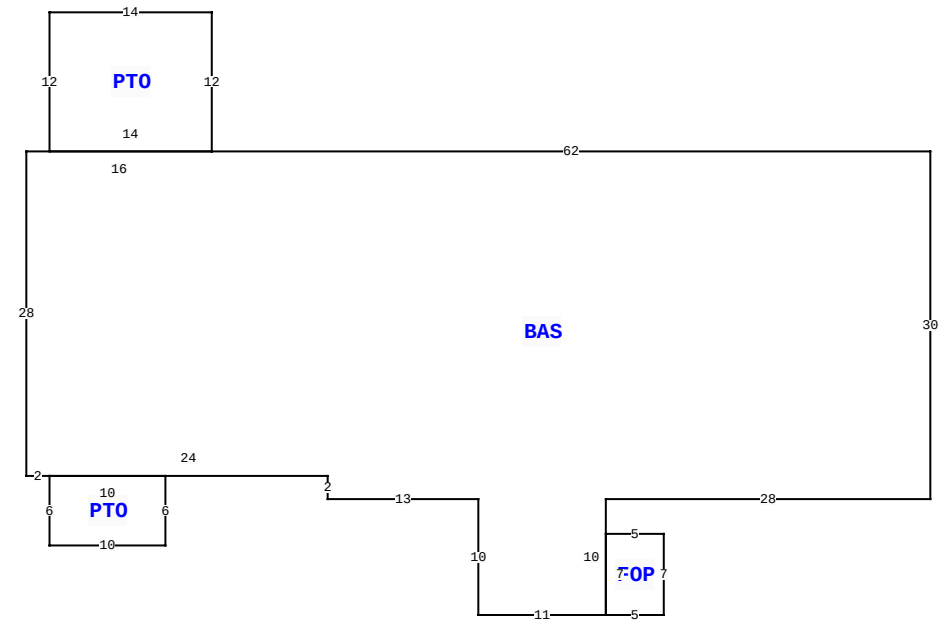
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	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	20417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,398	100		2,398	191,144
FOP	35	30		10	797
PTO	60	5		3	239
PTO	168	5		8	638
TOTALS	2,661			2,419	192,817

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,419	109.4940	122.63	296,642	1988	1988	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 2398 HX Base Yr



546 SW PACKARD ST, LAKE CITY

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	192,817
TOTAL MARKET OB/XF VALUE	1,000
TOTAL LAND VALUE - MARKET	15,820
TOTAL MARKET VALUE	209,637
SOH/AGL Deduction	0
ASSESSED VALUE	209,637
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	209,637
TOTAL JUST VALUE	209,637
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	209,637

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1178/2644	7/30/2009	QC	U	I	11	100
GRANTOR: MARILYN KELLY & ETAL						
GRANTEE: BRENDA JACKSON & DO						
1103/0597	11/17/2006	WD	Q	I	01	100
GRANTOR: MELVIN & LILLIE MAE W						
GRANTEE: MELVIN & LILLIE MAE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W62 PTO= N12 W14 S12 E14$ W16 S28 E2 PTO= S6 E10 N6 W10$ E24 S2 E13 S10 E11 FOP= E5 N7 W5 S7$ N10 E28 N30$.

EXTRA FEATURES

LN	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	0011	BARN,BLK A	0	0	19	19	1.00	UT	0.00	0.00	100	1993	1993	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 1,000

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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	0		A-1	0.00	0.00	1.13	AC		1.00	1.00	1.00	14,000.00	14,000.00	15,820							

REVIEW DATE 05/18/2017 BY BC Total Acres: 1.13 Total Land Value: 15,820 Market: 0 Agricultural: 0 Common: 15,820 PRINTED 11/10/2025 BY SYS