W DIV: LOT 1 BLK 18 MCFARLANE
PARK S/D & PORTION OF CLOSED
ALLEY DESC IN QC 1364-1237.

FIRST PRESBYTERIAN CHURCH OF LAKE CITY FLORIDA INC
P O BOX 469
LAKE CITY, FL 32056-0469

2026

00-00-00-12605-000

BUILDING CHARACTERISTICS

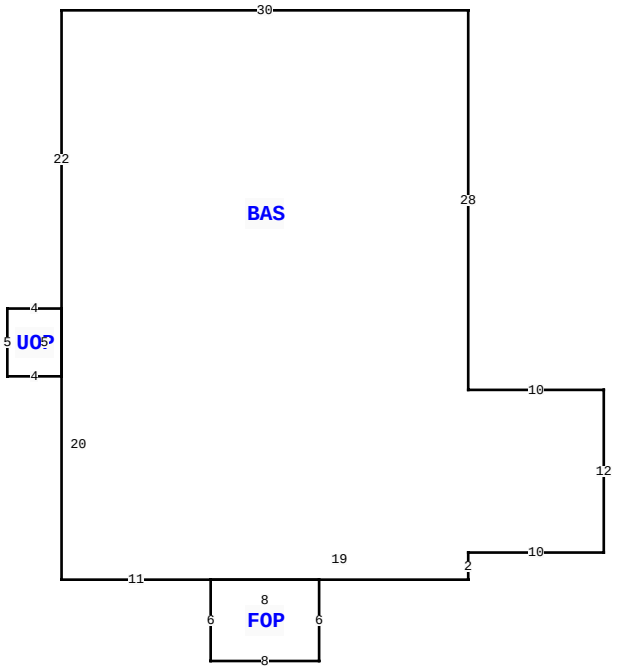
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 60
Exterior Wall	05	AVERAGE 40
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		4 100
Frame	02	WOOD FRAME 100
Story Height		8 100
RMS		6 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Quality	05	05
DOR CODE	1700	OFFICE BLD 1STY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	840317.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,380	100		1,380	48,914
FOP	48	30		14	496
UOP	20	20		4	142
TOTALS	1,448			1,398	49,552

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4900	04	1,398	95.8020	70.89	99,104	1925	1980	0	0	0	50.00	50.00

1 OFFICE LOW 0% - 0 Heated Area: 1380 HX Base Yr



630 W DUVAL ST, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/11/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		49,552
TOTAL MARKET OB/XF VALUE		1,850
TOTAL LAND VALUE - MARKET		54,887
TOTAL MARKET VALUE		106,289
SOH/AGL Deduction		0
ASSESSED VALUE		106,289
TOTAL EXEMPTION VALUE	02	106,289
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		106,289
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		98,448

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1364/1237	7/03/2018	QC	U	V	11	100
GRANTOR: CITY OF LAKE CITY, FL						
GRANTEE: FIRST PRESBYTERIAN						
0950/0156	3/29/2002	WD	U	I		350,000
GRANTOR: WALTER & MARIA ROGERS						
GRANTEE: FIRST PRESBYTERIAN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W30 S22 UOP= W4 S5 E4 N5$ S20 E11 FOP= S6 E8 N6 W8$E19 N2 E10 N12 W10 N28$.

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	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,850	

LAND DESCRIPTION

TOTAL OB/XF 1,850

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	1700	C	1STORY OFF	0		*CG	62.00	137.00	7,841.00	SF		1.00	1.00	1.00	7.00	7.00	54,887							

REVIEW DATE 09/06/2016 BY DF Total Acres: 0.18 Total Land Value: 54,887 Market: 0 Agricultural: 0 Common: 54,887 PRINTED 06/23/2026 BY SYS