

ELEMENT	CD	CONSTRUCTION
Exterior Wall	18	CEMENT BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.1	1. 100
Architectual Units	05	CONV 100
Condition Adj	01	0 100
Kitchen Adjus	01	01 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,145	94.4194	105.75	121,084	1971	1971	0	0	35.00	65.00

1 SINGLE FAM 0% - 2024 Heated Area: 960 HX Base Yr

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		78,705	
TOTAL MARKET OB/XF VALUE		1,100	
TOTAL LAND VALUE - MARKET		19,725	
TOTAL MARKET VALUE		99,530	
SOH/AGL Deduction		0	
ASSESSED VALUE		99,530	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		99,530	
TOTAL JUST VALUE		99,530	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		99,530	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100		960	65,988
FCP	240	25		60	4,124
FOP	42	30		13	894
FSP	210	40		84	5,774
UST	63	45		28	1,925
TOTALS	1,515			1,145	78,705

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000047691	Roof Replacement	5,000	07/18/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1494/512	7/03/2023	WD	Q	I	01	100,000

GRANTOR: MCGLAMERY JAMES
GRANTEE: SPARKS CONSTRUCTION
0399/0352 3/01/1978 WD Q I 21,400
GRANTOR:
GRANTEE:

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	0080	DECKING	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0210	GARAGE U	0	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	800	

EXTRA FEATURES		1723 SW PACKARD ST, LAKE CITY	
BLD DATE		LGL DATE	04/21/2023
XF DATE		LAND DATE	MLU
INC DATE		AG DATE	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W40 S24 E26 FOP= S3 E14N3 W14\$ E14 FCP= S3 E12 N20 W12 S17\$ N17 UST= E9 N7 W9 S7\$ N7\$ FSP= N10 W21 S10 E21\$.	

LAND DESCRIPTION		TOTAL OB/XF 1,100																						
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	0.85	18,500.00	15,725.00	15,725							
2	0100	C	SFR	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	1,000.00	1,000.00	1,000							
3	0100	C	SFR	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	1,000.00	1,000.00	1,000							
4	0100	C	SFR	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	1,000.00	1,000.00	1,000							
5	0100	C	SFR	0		00	0.00	0.00	1.00	LT		1.00	1.00	1.00	1,000.00	1,000.00	1,000							