

COMM NW COR OF SE1/4 OF NW1/4, R
POB, RUN E 275 FT, S 158.4 FT, W
FT TO POB. (AKA LOT 17 PEACOCK R

LOUDEN KENNETH E/LOUDEN WENDY C
1008 SE PEACOCK TERRACE
LAKE CITY, FL 32025

2026

26-4S-17-08747-029



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	02	WALL BOARD 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	14	CARPET 70			
Interior Floo	08	SHT VINYL 30			
Air Condition	03	CENTRAL 100			
Heating Type	03	FORCED AIR 100			
Bedrooms		3 100			
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		26417.00 1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,308	100		1,308	87,035
FOP	84	30		25	1,663

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,333	91.4000	102.37	136,459	1987	1987	0	0	0	35.00	65.00
1 SINGLE FAM		100% - 0		Heated Area: 1308					HX Base Yr			
The diagram shows a building footprint with a main rectangular area labeled 'BAS' and a smaller rectangular area labeled 'FOP' attached to the bottom-left side. Dimensions are provided for various segments: the top edge of the main area is 52; the left edge is 24; the bottom edge of the main area is 24; the bottom edge of the FOP is 14; the right edge of the FOP is 6; the top edge of the FOP is 14; the left edge of the FOP is 6; the bottom edge of the main area, from the left to the FOP, is 14; and the bottom edge of the main area, from the FOP to the right, is 12. The right edge of the main area is 30.												
TOTALS												

COLUMBIA COUNTY PROPERTY					PAGE 1 of 1		3
VALUATION SUMMARY							
VALUATION BY				STANDARD			
Tax Group: 3				Tax Dist:			
BUILDING MARKET VALUE				88,698			
TOTAL MARKET OB/XF VALUE				9,200			
TOTAL LAND VALUE - MARKET				14,000			
TOTAL MARKET VALUE				111,898			
SOH/AGL Deduction				56,795			
ASSESSED VALUE				55,103			
TOTAL EXEMPTION VALUE				HX HB		30,103	
BASE TAXABLE VALUE				25,000			
TOTAL JUST VALUE				111,898			
NCON VALUE				0			
INCOME VALUE							
PREVIOUS YEAR MKT VALUE				111,898			

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
1	0294	SHED WOOD/	0 100	24	12	1.00	UT	0.00	0.00	100	0	0 3
2	0180	FPLC 1STRY	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0 3
3	9945	Well/Sept	0 100	0	0	1.00	UT	7,000.00	7,000.00	100		3 100
TOTAL OB/XF												
9,200												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00
TOTAL ADJ												
1.00												
UNIT PRICE												
14,000.00												
ADJ UNIT PRICE												
14,000.00												
LAND VALUE												
14,000												
OTHER ADJUSTMENTS AND NOTES												
YEAR												
DENSITY												
DECL												
FRZ												
YR												
CONSRV												