

BEG 759.5 FT N & 100 FT E OF SW
OF SW1/4, RUN N 303.8 FT, E 180
FT, W 180 FT TO POB EX .63 AC DE

COOK SANDRA/COOK LARRY
530 SE PEACOCK TER
LAKE CITY, FL 32025

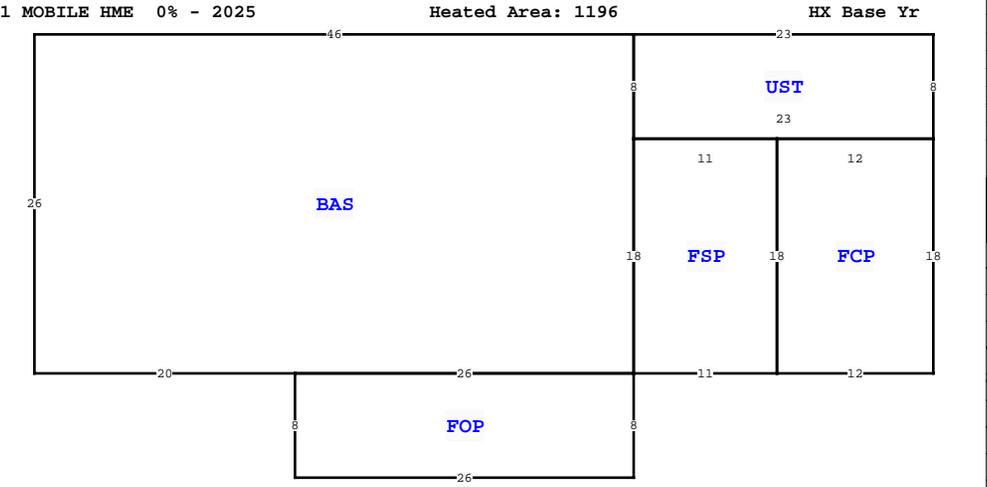
2026

23-4S-17-08715-007



BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	08 WD OR PLY 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	04 PLYWOOD 100
Interior Floor	14 CARPET 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Stories	1. 1. 100
Architctual	01 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,485	109.9000	65.94	97,921	1988	1988	0	0	60.00	40.00



Quality	05 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	23417.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,196	100		1,196	31,546
FCP	216	25		54	1,424
FOP	208	35		73	1,926
FSP	198	40		79	2,084
UST	184	45		83	2,189
TOTALS	2,002			1,485	39,168

560 SE PEACOCK TER, LAKE CITY

BLD DATE	LGL DATE	05/08/2026	MLU
XF DATE	LAND DATE		
INC DATE	AG DATE		

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	Q	% COND	OB/XF MKT VALUE	NOTES
1	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			39,168
TOTAL MARKET OB/XF VALUE			7,000
TOTAL LAND VALUE - MARKET			9,072
TOTAL MARKET VALUE			55,240
SOH/AGL Deduction			0
ASSESSED VALUE			55,240
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			55,240
TOTAL JUST VALUE			55,240
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			53,224
XFOB:1:1:	SPRINGHILL MH		
BLDG:1:1:	SPRINGHILL		
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1318/2028	6/30/2016	LE U	I	I	14	100
GRANTOR: CATHERINE E DICKS (RE)						
GRANTEE: LARRY E & SANDRA J						
1299/0951	8/12/2015	LE U	I	I	14	100
GRANTOR: CATHERINE E DICKS (RE)						
GRANTEE: LARRY E & SANDRA J						

BUILDING NOTES

BUILDING DIMENSIONS
BAS= W46 S26 E20 FOP= S8 E26N8 W26\$ E26 FSP= E11 FCP= E12 N18 W12 S18\$ N18 W11 S18\$ N18 UST= E23 N8 W23 S8\$ N8\$.

LAND DESCRIPTION												TOTAL OB/XF												
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	0102	C	SFR/MH	0		A-1	0.00	0.00	0.63	AC		1.00	1.00	0.80	18,000.00	14,400.00	9,072							