COMM SW COR OF NE1/4 OF SW1/4,
RUN N 1174.84 FT FOR POB, CONT
N 158.40 FT, E 275 FT, S 158.4

HUBBARD WILLIAM A II
1232 SE PEACOCK TER
LAKE CITY, FL 32025

2027

26-4S-17-08747-010

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 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

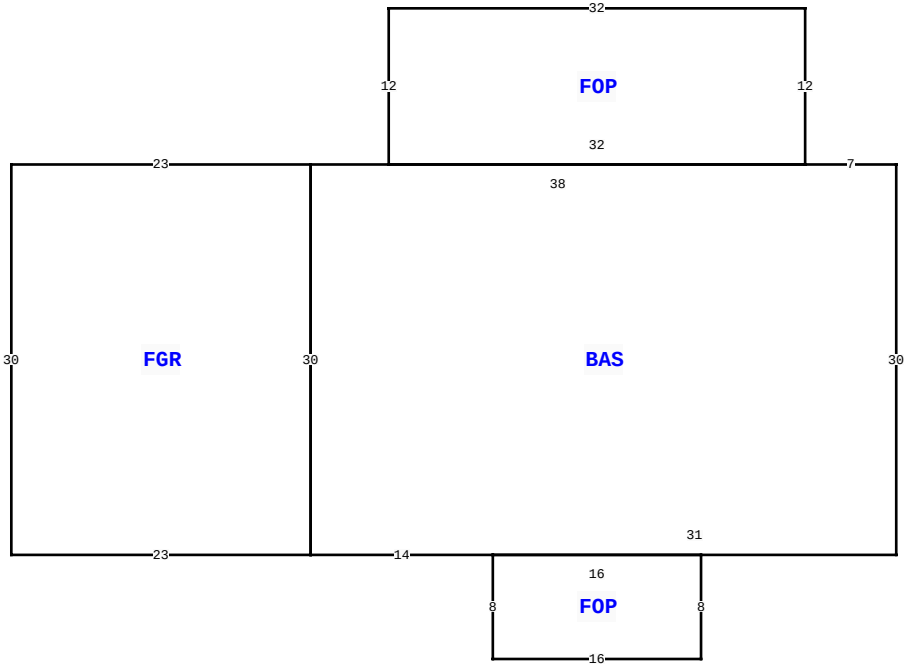
NEIGHBORHOOD/LOC 26417.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,350	100		1,350	161,043
FGR	690	55		380	45,331
FOP	128	30		38	4,533
FOP	384	30		115	13,719
TOTALS	2,552			1,883	224,624

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,883	126.1000	138.71	261,191	2011	2011	0	0	0	14.00	86.00

1 SINGLE FAM 0% - 2027 Heated Area: 1350 HX Base Yr



1232 SE PEACOCK TER, LAKE CITY

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

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	0294	SHED WOOD/	0	0	8	12	1.00	UT	0.00	0.00	100	0	0	3	100	300	
2	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
3	0166	CONC,PAVMT	0	0	0	0	1,260.00	UT	2.00	2.00	100	2011	2011	3	100	2,520	
4	0070	CARPORT UF	0	0	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	300	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	224,624
TOTAL MARKET OB/XF VALUE	4,120
TOTAL LAND VALUE - MARKET	18,000
TOTAL MARKET VALUE	246,744
SOH/AGL Deduction	0
ASSESSED VALUE	246,744
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	246,744
TOTAL JUST VALUE	246,744
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	250,825

BLDG:1:1: FLEETWOOD MH

LAND:1:1: OLD HOME SITE FRUIT TREES & SRUBS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28550	SFR	694	05/10/2010
11761	M H	125	10/16/1996
5172	SFR	33,000	07/31/1991

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0854/0913	10/24/2003	WD	Q	V	01	27,500
GRANTOR: DONALD ARTH						
GRANTEE: WILLIAM HUBBARD II						
0854/0226	12/16/1997	WD	Q	V	01	0
GRANTOR: WILLIAM SR & BARBARA						
GRANTEE: WILLIAM HUBBARD II						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W7 FOP= N12 W32 S12 E32$ W38 FGR= W23 S30 E23 N30$ S30 E14 FOP= S8 E16 N8 W16$ E31 N30$.

LAND DESCRIPTION

TOTAL OB/XF 4,120

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	1.00	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,000							

REVIEW DATE 06/21/2017 BY BC Total Acres: 1.00 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 11/17/2026 BY SYS