BEG 46.01 FT S OF NE COR OF
NE1/4 OF SW1/4, RUN S 1079.08
FT TO N R/W OF CO RD, NW ALONG

SLANKER MICHAEL CALVIN
1229 SE PEACOCK TER
LAKE CITY, FL 32025

2026

26-4S-17-08747-015

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
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
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

1245 SE PEACOCK TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	11,513
TOTAL LAND VALUE - MARKET	150,390
TOTAL MARKET VALUE	18,949
SOH/AGL Deduction	148
ASSESSED VALUE	18,801
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	18,801
TOTAL JUST VALUE	161,903
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	161,903

BLDG:1:1: GUERDON MH WITH ADDITIONS TO BASE.

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1245/0011	11/20/2012	TD	U	I	30	100
GRANTOR: KEITH ADAM SLANKER AS						
GRANTEE: MICHAEL CALVIN SLAN						
1244/1675	11/09/2012	PR	U	I	18	100
GRANTOR: FRANKLIN ROY SLANKER						
GRANTEE: KEITH ADAM SLANKER						

BUILDING NOTES

BUILDING DIMENSIONS

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	0210	GARAGE U	0	0	12	36	1.00	UT	0.00	0.00	100	1995	1995	3	100	300	
2	0296	SHED METAL	0	0	15	26	1.00	UT	0.00	0.00	100	1995	1995	3	100	1,000	
3	0294	SHED WOOD/	0	0	22	37	1.00	UT	0.00	0.00	100	1995	1995	3	100	400	
4	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
5	0040	BARN,POLE	0	0	25	45	1,125.00	UT	2.50	2.50	100	2012	2012	3	100	2,813	

LAND DESCRIPTION

TOTAL OB/XF 11,513

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	5500	A	TIMBER 2	0		A-1	0.00	0.00	16.71	AC		1.00	1.00	1.00	445.00	445.00	7,436							
2	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	16.71	AC		1.00	1.00	1.00	9,000.00	9,000.00	150,390							

REVIEW DATE 06/20/2017 BY BC Total Acres: 16.71 Total Land Value: 7,436 Market: 150,390 Agricultural: 7,436 Common: 0 PRINTED 06/08/2026 BY SYS