BEG SW COR OF NE1/4 OF SW1/4, RU 109.55 FT, NE 261 FT TO W R/W PE SE ALONG R/W 221.45 FT, SW ALONG

VILLAMIZAR DOMINIQUE FRANOISE
1324 SE PEACOCK TER
LAKE CITY, FL 32025

2027

26-4S-17-08747-025

BUILDING CHARACTERISTICS

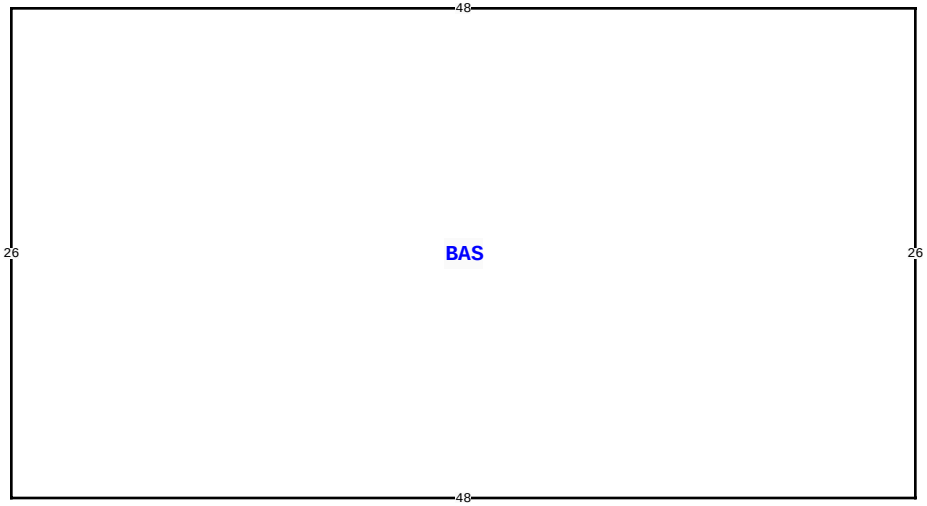
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	13	LAM/VNLPLK 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
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	1,248	100		1,248	74,241
TOTALS	1,248			1,248	74,241

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,248	116.3000	108.16	134,984	2004	2004	0	0	0	45.00	55.00

3 MANUF 1 100% - 2026 Heated Area: 1248 HX Base Yr 2026



1324 SE PEACOCK TER, LAKE CITY

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
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	0040	BARN,POLE	0	100	20	20	400.00	UT	5.00	5.00	100	2016	2016	3	100	2,000	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
3	0030	BARN,MT	0	100	0	0	1.00	UT	10,000.00	10,000.00	100	2025	2024		100	10,000	
4	0294	SHED WOOD/	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2025	2024		100	1,000	
5	0261	PRCH, UOP	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2025	2024		100	2,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		74,241
TOTAL MARKET OB/XF VALUE		22,000
TOTAL LAND VALUE - MARKET		39,200
TOTAL MARKET VALUE		135,441
SOH/AGL Deduction		0
ASSESSED VALUE		135,441
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		84,030
TOTAL JUST VALUE		135,441
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		136,237

PERMIT NUM	DESCRIPTION	AMT	ISSUED
33810	M H	595	03/04/2016
13327	M H	125	11/19/1997
10316	M H	125	10/13/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q/U	V/I	RSN CD	SALE PRICE
1533/1258	2/14/2025	WD	Q	I	01	205,000
GRANTOR: WILLEMS CODY						
GRANTEE: VILLAMIZAR DOMINIQU						
1296/1519	6/17/2015	WD	Q	I	01	11,500
GRANTOR: PHILLIP DOUGLAS HEARN						
GRANTEE: CODY WILLEMS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S26 E48 N26$.

LAND DESCRIPTION

TOTAL OB/XF 22,000

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	0200	C	MBL HM	100		A-1	0.00	0.00	2.45	AC		1.00	1.00	1.00	16,000.00	16,000.00	39,200							

REVIEW DATE 06/02/2025 BY TP Total Acres: 2.45 Total Land Value: 39,200 Market: 0 Agricultural: 0 Common: 39,200 PRINTED 11/17/2026 BY SYS