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

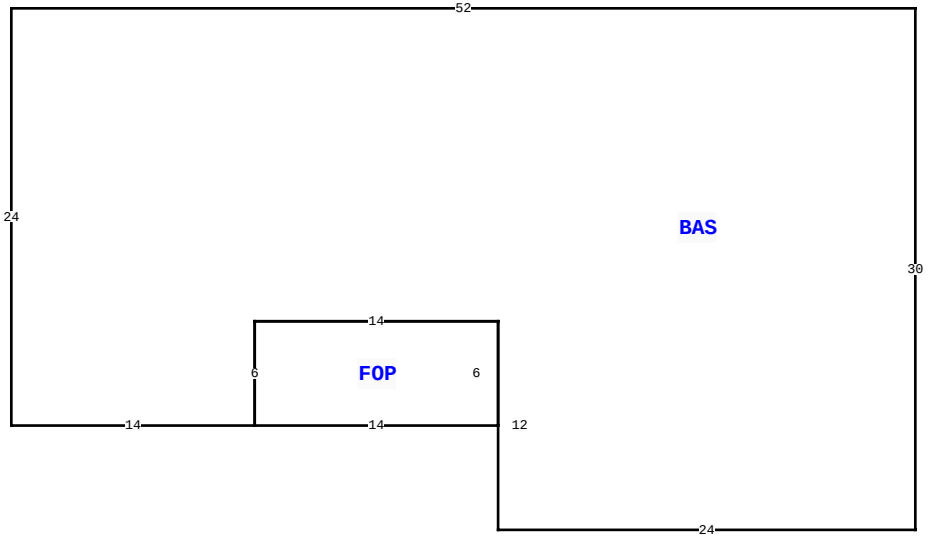
NEIGHBORHOOD/LOC 26417.00 1.00/

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
TOTALS	1,392			1,333	88,698

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



1008 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	100	24	12	1.00	UT	0.00	0.00	100	0	0	3	100	200	
2	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	0	0	3	100	2,000	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

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		18,000
TOTAL MARKET VALUE		115,898
SOH/AGL Deduction		60,956
ASSESSED VALUE		54,942
TOTAL EXEMPTION VALUE	HX HB	29,942
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		115,898
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		111,898

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0780/2145	9/02/1992	QC	Q	I	02	0

GRANTOR: ALLEN I LOUDEN

GRANTEE: WENDY C LOUDEN

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S24 E14 FOP= E14 N6 W14 S6$ N6 E14 S12 E24 N30$.

LAND DESCRIPTION

TOTAL OB/XF 9,200

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	100		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 06/22/2017 BY BC Total Acres: 1.00 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 06/10/2026 BY SYS