COMM NW COR OF S1/2 OF NW1/4 OF
FT TO E R/W US-441, S ALONG R/W
POB, CONT SE'LY ALONG R/W 693.59

LOURCEY KEN
659 NE CEMETERY LOOP
LAKE CITY, FL 32055

2027

33-1S-17-04635-000

BUILDING CHARACTERISTICS

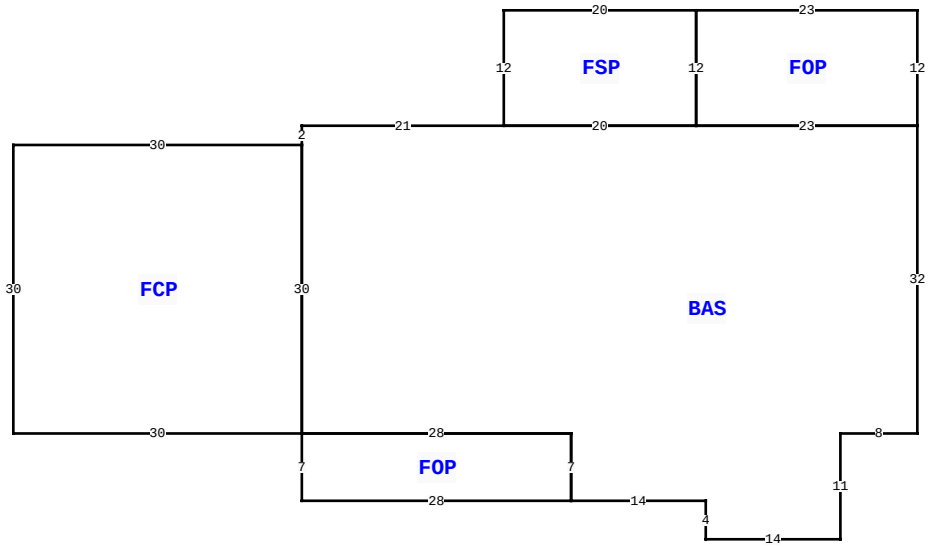
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	33117.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,300	100		2,300	161,475
FCP	900	25		225	15,796
FOP	196	35		69	4,844
FOP	276	35		97	6,810
FSP	240	40		96	6,740
TOTALS	3,912			2,787	195,666

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0210	02	2,787	114.9000	108.01	301,024	2010	2010	0	0	0	35.00	65.00

2 MODULAR 1 100% - 1996 Heated Area: 2300 HX Base Yr 1996



659 NE CEMETERY LOOP, LAKE CITY

BLD DATE		LGL DATE	05/12/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	195,666
TOTAL MARKET OB/XF VALUE	7,506
TOTAL LAND VALUE - MARKET	89,100
TOTAL MARKET VALUE	236,722
SOH/AGL Deduction	51,307
ASSESSED VALUE	185,415
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	134,004
TOTAL JUST VALUE	292,272
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	292,272

SALE:2:1: FOR 10.25 AC OF VACANT LAND.

SALE:1:1: BOUGHT UNDER AG/PRICE STILL SEEMS HIGH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
28784	SFR	425	08/11/2010
27670	POOL ENCL	0	03/05/2009
8600	M H	125	07/15/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0814/0877	12/01/1995	WD	Q	I		47,700
GRANTOR: DEMPSEY & ATHENA PEEL						
GRANTEE: KEN & IRENE LOURCEY						
0674/0240	1/16/1989	WD	U	I		25,600
GRANTOR: MILTON W QUINCY						
GRANTEE: PEEL DEMPSEY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W21 S2 FCP= W30 S30 E30 N30$ S30 FOP= S7 E28N7 W28$ E28 S7 E14 S4 E14 N11 E8 N32 FOP= N12 W23 S12 E23$ W23 FSP= N12 W20 S12 E20$ W20$.

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	26	20	1.00	UT	0.00	0.00	100	0	0	3	100	450	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	600	
3	0285	SALVAGE	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	400	
4	0282	POOL ENCL	0	100	30	56	576.00	UT	15.00	15.00	100	2009	2009	3	40	3,456	
5	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2010	2010	3	100	1,200	
6	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	400	
7	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	400	
8	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	300	
9	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2011	2011	3	100	300	

LAND DESCRIPTION

TOTAL OB/XF 7,506

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	4.85	AC		1.00	1.00	1.00	6,000.00	6,000.00	29,100							
2	5500	A	TIMBER 2	0		A-1	0.00	0.00	10.00	AC		1.00	1.00	1.00	445.00	445.00	4,450							
3	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	10.00	AC		1.00	1.00	1.00	6,000.00	6,000.00	60,000							

REVIEW DATE 08/26/2026 BY JB Total Acres: 14.85 Total Land Value: 33,550 Market: 60,000 Agricultural: 4,450 Common: 29,100 PRINTED 11/17/2026 BY SYS