

LOT 101 PRESERVE AT LAUREL LAKE
WD 1260-2080, WD 1287-2534, WD 1

MILLER PETER T/MILLER NANCY A
659 SW ROSEMARY DR
LAKE CITY, FL 32024

2026

03-4S-16-02731-101



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	12	HARDWOOD 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100

Quality	07	07
DOR CODE	0100 SINGLE FAMILY	
MAP NUM		06
NEIGHBORHOOD/LOC	3416.0400 1.10/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	360	100
BAS	2,221	100
FGR	484	55
FOP	134	30
FOP	180	30
FSP	260	40
TOTALS	3,639	
		3,045
		411,513

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0166	CONC, PAVMT	0	100	0	0		732.00	UT 2.00
2	0280	POOL R/CON	0	100	8	13		104.00	UT 70.00
3	0166	CONC, PAVMT	0	100	0	0		600.00	UT 2.00
4	0169	FENCE/WOOD	0	100	0	0		1.00	UT 0.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	0100	C	SFR	100		PRD	0.00	0.00	1.00

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	3,045	121.8800	150.16	457,237	2015	2015	0	0	0	10.00	90.00	
1 SINGLE FAM 100% - 2016 Heated Area: 2581 HX Base Yr 2016													
659 SW ROSEMARY DR, LAKE CITY													

059 SW ROSEMARY DR, LAKE CITY				XF DATE		LAND DATE				04/03/2025		MLU	
				INC DATE						AG DATE			
UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES			
732.00	UT	2.00	2.00	100	2015	2015	3	100	1,464				
104.00	UT	70.00	70.00	100	2018	2018	3	86	6,261				
600.00	UT	2.00	2.00	100	2018	2018	3	100	1,200				
1.00	UT	0.00	0.00	100	2017	2017	3	100	2,800				

COLUMBIA COUNTY PROPERTY									
VALUATION SUMMARY									
PAGE 1 of 1 2									
VALUATION BY					STANDARD				
Tax Group: 2					Tax Dist:				
BUILDING MARKET VALUE					411,513				
TOTAL MARKET OB/XF VALUE					11,725				
TOTAL LAND VALUE - MARKET					38,500				
TOTAL MARKET VALUE					461,738				
SOH/AGL Deduction					131,931				
ASSESSED VALUE					329,807				
TOTAL EXEMPTION VALUE					HX HB 13 329,807				
BASE TAXABLE VALUE					0				
TOTAL JUST VALUE					461,738				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					466,529				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
36387	POOL	238	02/27/2018
36342	ADDN SFR	224	02/20/2018
32361	SFR	870	09/04/2014

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1432/369	2/19/2021	QC	U	I	11	100			
GRANTOR:MILLER NANCY A FKA MA									
GRANTEE:MILLER PETER T									
1297/1496	7/01/2015	WD	Q	I	01	260,100			
GRANTOR:THE PRESERVE AT LAURE									
GRANTEE:NANCY ALFORD MARTIN									

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS= W9 S5 W3 FSP= N1 W26 S10 E26 N9\$ S9 W42 S34 FGR= S22 E22 N22 W22\$ E22 S11 E11 FOP= S2 E7 N2 E14 N6 W20 S6 W1\$ E1 N6 E20 N53\$ PTR= N30 BAS= N12 W30 S12 E30\$ FOP= W30 S6 E30 N6 \$ S30\$.									