LOT 69 EMERALD COVE S/D PHS 1.
WD 1058-449 & WD 1254-2365

WEICHART ROBERT/WEICHART REBEKAAH
116 SW FIELDSTONE CT
LAKE CITY, FL 32024

2026

33-3S-16-02438-169

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

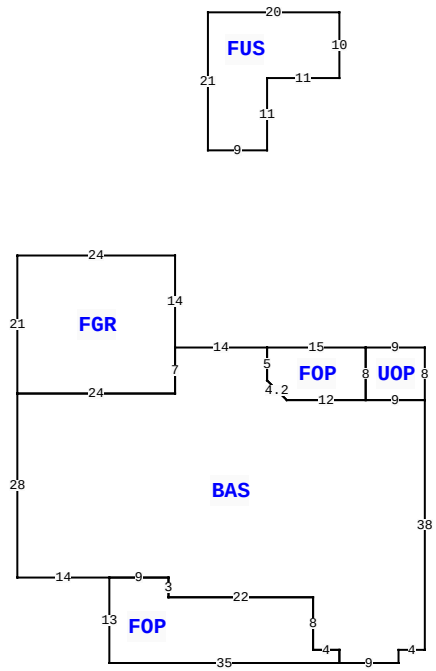
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 80
Exterior Wall	19	COMMON BRK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		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		MKT AREA 06
NEIGHBORHOOD/LOC	33316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,086	100		2,086	237,891
FGR	504	55		277	31,590
FOP	116	30		35	3,991
FOP	345	30		104	11,861
FUS	299	100		299	34,099
UOP	72	20		14	1,597
TOTALS	3,422			2,815	321,028

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,815	122.6764	137.40	386,781	2008	2008	0	0	0	17.00	83.00

1 SINGLE FAM 100% - 2014 Heated Area: 2385 HX Base Yr 2014



116 SW FIELDSTONE CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		321,028
TOTAL MARKET OB/XF VALUE		5,808
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		361,836
SOH/AGL Deduction		128,985
ASSESSED VALUE		232,851
TOTAL EXEMPTION VALUE	HX HB DX	55,722
BASE TAXABLE VALUE		177,129
TOTAL JUST VALUE		361,836
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		365,704

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26506	SFR	643	12/12/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1254/2365	5/16/2013	WD	Q	I	01	189,000
GRANTOR: SUSAN HOLTON						
GRANTEE: ROBERT WEICHART AS						
1058/0449	9/12/2005	WD	Q	V		39,500
GRANTOR: D D P CORP						
GRANTEE: SUSAN HOLTON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 FGR= N14 W24 S21 E24 N7$ S7 W24 S28 E14 FOP= S13 E35 N2 W4 N8 W22 N3 W9$ E9 S3 E22 S8 E4 S2 E9 N2 E4 N38 UOP= N8 W9 S8 E9$ W9 FOP= N8 W15 S5 D3 R3 E12$ W12 L3 U3 N5$ PTR= N30 FUS= N11 E11 N10 W20 S21 E9$ S30$.

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	0166	CONC,PAVMT	0	100	0	0	1,843.00	UT	2.50	2.50	100	2008	2008	3	100	4,608	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2008	2008	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 5,808

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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 06/14/2023 BY JB Total Acres: 0.60 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 11/18/2025 BY SYS