LOT 44 PRESERVE AT LAUREL LAKE U
WD 1136-2221, WD 1187-858, WD 12

WEISER WILLIAM WESLEY
667 SW BELLFLOWER DR
LAKE CITY, FL 32024

2027

03-4S-16-02731-044

BUILDING CHARACTERISTICS

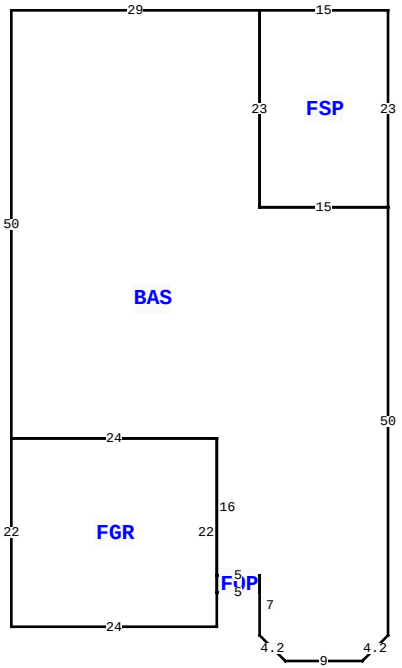
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 80
Exterior Wall	19	COMMON BRK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Kitchen Adjus	02	02 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	3416.0400	1.10/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,316	100		2,316	265,178
FGR	528	55		290	33,204
FOP	10	30		3	344
FSP	345	40		138	15,801
TOTALS	3,199			2,747	314,526

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,747	124.1856	150.26	412,764	2008	2008	0	0	0	23.80	76.20

1 SINGLE FAM 100% - 2021 Heated Area: 2316 HX Base Yr 2021



667 SW BELLFLOWER DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/03/2025 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	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2008	2008	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	0	750.00	UT	3.00	3.00	100	2008	2008	3	100	2,250	
3	0001	RES MISC	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2024	2023		100	2,000	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		314,526
TOTAL MARKET OB/XF VALUE		6,250
TOTAL LAND VALUE - MARKET		38,500
TOTAL MARKET VALUE		359,276
SOH/AGL Deduction		152,411
ASSESSED VALUE		206,865
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		155,454
TOTAL JUST VALUE		359,276
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		365,012

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26504	SFR	683	12/12/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1413/0709	6/08/2020	WD	Q	I	01	246,900
GRANTOR: BROOKE M MOBLEY						
GRANTEE: WILLIAM WESLEY WEIS						
1259/0499	7/31/2013	WD	Q	I	01	236,000
GRANTOR: SHAWN R & FLORENCE S						
GRANTEE: BROOKE M MOBLEY (SI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W29 S50 FGR= S22 E24 N22 W24$ E24 S16 FOP= S2 E5 N2 W5$ E5 S7 R3 D3 E9 U3 R3 N50 FSP= N23 W15 S23 E15$ W15 N23$.

LAND DESCRIPTION

TOTAL OB/XF 6,250

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		PRD	0.00	0.00	1.00	LT		1.00	1.00	1.10	35,000.00	38,500.00	38,500							

REVIEW DATE 09/22/2023 BY KS Total Acres: 0.25 Total Land Value: 38,500 Market: 0 Agricultural: 0 Common: 38,500 PRINTED 11/17/2026 BY SYS