LOT 116 PRESERVE AT LAUREL LAKE
WD 1136-2221, WD 1188-2012, WD 1

FLEMING BUDDY A
375 SW ROSEMARY DR
LAKE CITY, FL 32024

2027

03-4S-16-02731-116

BUILDING CHARACTERISTICS

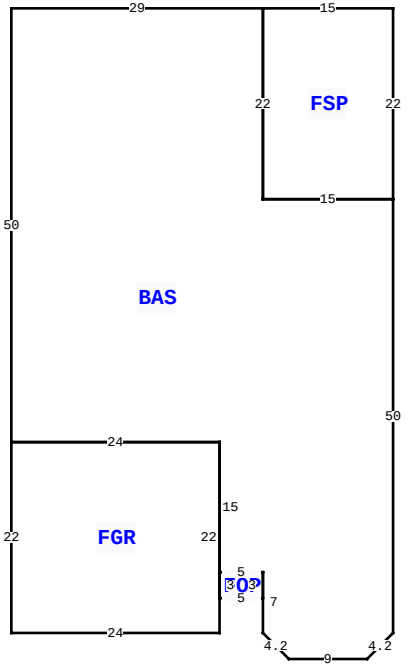
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 80
Exterior Wall	19	COMMON BRK 20
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
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	2,311	100		2,311	256,504
FGR	528	55		290	32,188
FOP	15	30		4	444
FSP	330	40		132	14,651
TOTALS	3,184			2,737	303,787

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,737	120.3840	145.66	398,671	2008	2008	0	0	0	23.80	76.20

1 SINGLE FAM 100% - 2026 Heated Area: 2311 HX Base Yr 2026



375 SW ROSEMARY 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	756.00	UT	3.00	3.00	100	2008	2008	3	100	2,268	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	1,550.00	1,550.00	100	2024	2023		100	1,550	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		303,787
TOTAL MARKET OB/XF VALUE		5,818
TOTAL LAND VALUE - MARKET		38,500
TOTAL MARKET VALUE		348,105
SOH/AGL Deduction		0
ASSESSED VALUE		348,105
TOTAL EXEMPTION VALUE	HX HB 13	348,105
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		348,105
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		353,632

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26503	SFR	928	12/12/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1555/1313	12/01/2025	WD	Q	I	01	399,900
GRANTOR: HOSKINS EARL C III						
GRANTEE: FLEMING BUDDY A						
1443/376	7/22/2021	WD	Q	I	01	350,000
GRANTOR: HOUSCH MICHAEL B						
GRANTEE: HOSKINS EARL C III						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W29 S50 FGR= S22 E24 N22 W24$ E24 S15 FOP= S3 E5 N3 W5$ E5 S7 R3 D3 E9 U3 R3 N50 FSP= N22 W15 S22 E15$ W15 N22$.

LAND DESCRIPTION

TOTAL OB/XF 5,818

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 12/17/2025 BY TP Total Acres: 0.34 Total Land Value: 38,500 Market: 0 Agricultural: 0 Common: 38,500 PRINTED 11/17/2026 BY SYS