LOT 9 BLOCK 1 GOLF MANOR S/D.

LE 809-697, DC 1272-335,

WEICHART SANDRA
648 SE COUNTRY CLUB RD
LAKE CITY, FL 32025

2026

33-3S-17-06757-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

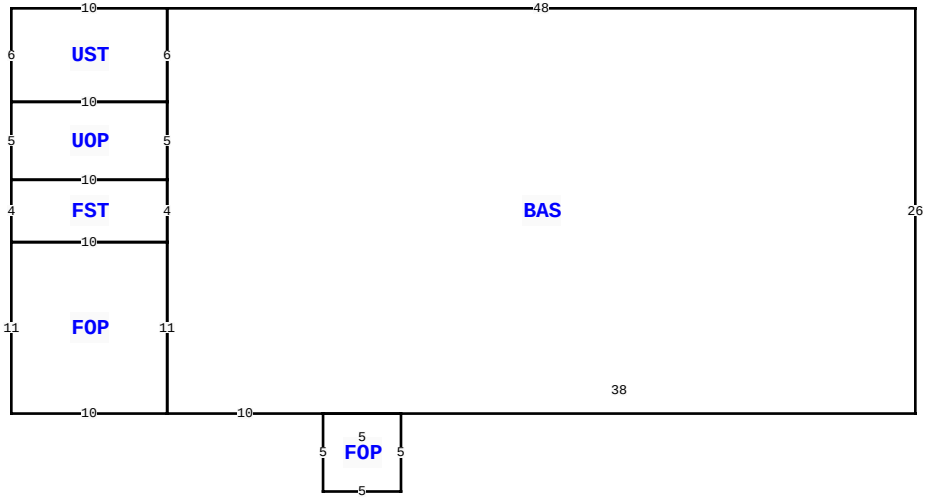
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	33317.140	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100		1,248	110,972
FOP	25	30		8	711
FOP	110	30		33	2,934
FST	40	55		22	1,957
UOP	50	20		10	889
UST	60	45		27	2,401
TOTALS	1,533			1,348	119,864

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,348	120.0000	136.80	184,406	1962	1962	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2015 Heated Area: 1248 HX Base Yr 2015



648 SE COUNTRY CLUB RD, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		119,864
TOTAL MARKET OB/XF VALUE		750
TOTAL LAND VALUE - MARKET		18,500
TOTAL MARKET VALUE		139,114
SOH/AGL Deduction		66,649
ASSESSED VALUE		72,465
TOTAL EXEMPTION VALUE	HX HB DX WX	57,465
BASE TAXABLE VALUE		15,000
TOTAL JUST VALUE		139,114
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		137,011

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1408/2282	3/27/2020	WD	U	I	11	100
GRANTOR: SANDRA O WEICHERT						
GRANTEE: SANDRA WEICHERT						
1272/0318	3/12/2014	QC	U	I	30	14,500
GRANTOR: SCOTT M OAKS (MARRIED						
GRANTEE: SANDRA O WEICHERT (						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 UST= W10 S6 E10 N6$S6 UOP= W10 S5 E10 N5$ S5 FST= W10 S4 E10 N4$ S4 FOP= W10 S11 E10 N11$ S11 E10 FOP= S5 E5 N5 W5$ E38 N26$.

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	1.00	UT	0.00	0.00	100	0	0	3	100	150	
2	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	300	
3	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200	
4	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 750

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	80.00	125.00	1.00	LT		1.00	1.00	1.00	18,500.00	18,500.00	18,500							

REVIEW DATE 12/16/2016 BY DF Total Acres: 0.23 Total Land Value: 18,500 Market: 0 Agricultural: 0 Common: 18,500 PRINTED 05/12/2026 BY SYS