LOT 2 BLOCK 12 FOREST HILLS
S/D UNIT 1. DC 990-2319 ALBERT
A KING SR, PROB 1166-206

GARDNER VICTORIA M
330 SE EVERGREEN DR
LAKE CITY, FL 32025

2026

00-00-00-07766-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

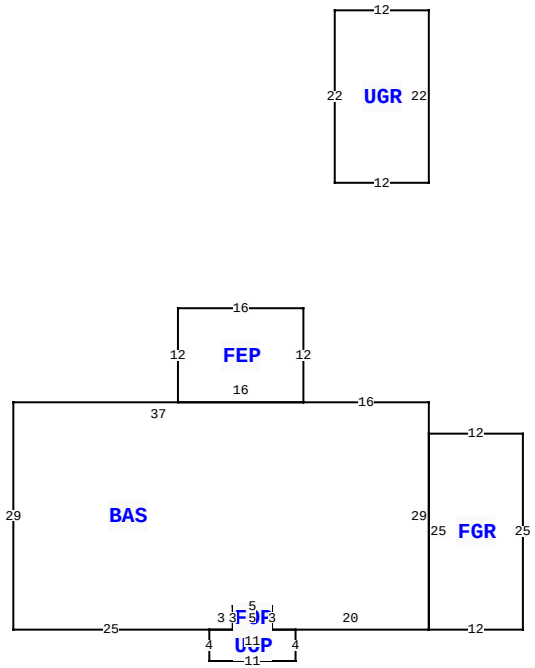
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	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	06	06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	5417.0600	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,522	100		1,522	127,293
FEP	192	80		154	12,880
FGR	300	55		165	13,800
FOP	15	30		4	335
UGR	264	45		119	9,953
UOP	44	20		9	753
TOTALS	2,337			1,973	165,013

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,973	114.8868	128.67	253,866	1965	1965	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2011 Heated Area: 1522 HX Base Yr 2011



330 SE EVERGREEN DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		165,013
TOTAL MARKET OB/XF VALUE		700
TOTAL LAND VALUE - MARKET		10,860
TOTAL MARKET VALUE		176,573
SOH/AGL Deduction		115,232
ASSESSED VALUE		61,341
TOTAL EXEMPTION VALUE	HX HB	36,341
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		176,573
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		176,573

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045374	Roof Replacement	12,435	09/06/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1187/2555	1/19/2010	PR	U	I	19	125,000

GRANTOR: MARTHA & ALBERT KING

GRANTEE: VICTORIA M GARDNER

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 FEP= N12 W16 S12 E16$ W37 S29 E25 UOP= S4 E11 N4 W11$ E3 FOP= E5 N3 W5 S3$ N3 E5 S3 E20 FGR= E12 N25 W12S25$ N29$ PTR=N50 UGR= W12 S22 E12 N22$ S50$.

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	500	
2	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 700

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	-287.00	116.00	10,860.00	SF		1.00	1.00	1.00	1.00	1.00	10,860							

REVIEW DATE 11/18/2022 BY JS Total Acres: 0.25 Total Land Value: 10,860 Market: 0 Agricultural: 0 Common: 10,860 PRINTED 10/17/2025 BY SYS