LOT 9 BLOCK 12 FOREST HILLS S/D
NW COR OF SAID LOT 9, RUN S 260
N 260.21 FT TO POB.

SMITH WILLIAM RICK/SMITH MARIAN HAFTEL
468 SE EVERGREEN DR
LAKE CITY, FL 32025

2026

00-00-00-07773-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	15	HARDTILE 50
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	02	02 100
Quality	07	07

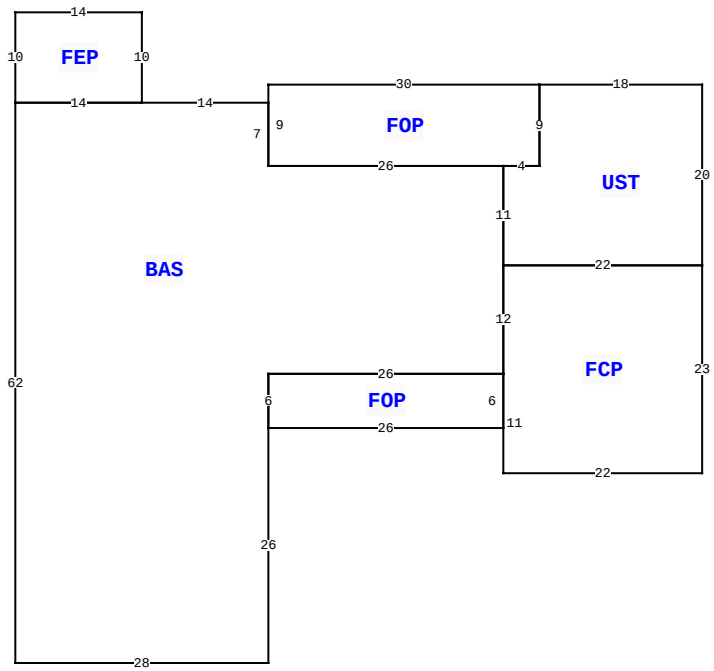
DOR CODE 0100 SINGLE FAMILY
MAP NUM
MKT AREA 06
NEIGHBORHOOD/LOC 5417.0600 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,334	100		2,334	229,386
FCP	506	25		126	12,383
FEP	140	80		112	11,007
FOP	156	30		47	4,619
FOP	270	30		81	7,961
UST	404	45		182	17,887
TOTALS	3,810			2,882	283,243

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,882	135.0022	151.20	435,758	1966	1966	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2025 Heated Area: 2334 HX Base Yr 2025



468 SE EVERGREEN DR, 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: 1	Tax Dist:	
BUILDING MARKET VALUE		283,243
TOTAL MARKET OB/XF VALUE		1,500
TOTAL LAND VALUE - MARKET		35,000
TOTAL MARKET VALUE		319,743
SOH/AGL Deduction		136,488
ASSESSED VALUE		183,255
TOTAL EXEMPTION VALUE	HX HB 13	183,255
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		319,743
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		319,743

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1509/648	2/05/2024	WD	Q	I	01	350,000
GRANTOR: CETIN MITHAT SAVAS						
GRANTEE: SMITH WILLIAM RICK						
1326/0630	11/17/2016	WD	Q	I	01	147,000
GRANTOR: DONNA L FAGAN (A SING						
GRANTEE: MITHAT SAVAS & TUES						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W14 FEP= N10 W14 S10E14$ W14 S62 E28 N26 FOP= E26 N6W26 S6$ N6 E26 FCP= S11 E22 N23 W22 S12$ N12 UST= E22 N20W18 S9 W4 S11$ N11 FOP= E4 N9W30 S9 E26$ W26 N7$.

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	1,000	
2	0258	PATIO	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	

LAND DESCRIPTION

TOTAL OB/XF 1,500

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	0133	C	SFR LAKE	100		*RSF	-193.00	250.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

REVIEW DATE 03/04/2024 BY TP Total Acres: 0.53 Total Land Value: 35,000 Market: 0 Agricultural: 0 Common: 35,000 PRINTED 10/21/2025 BY SYS