LOTS 17 & 18 BLOCK 12 FOREST
HILLS S/D UNIT 1.
500-645, 770-320, 772-861, 944

HOWARD LAUREN KAYE
668 SE EVERGREEN DR
LAKE CITY, FL 32025

2026

00-00-00-07777-002

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

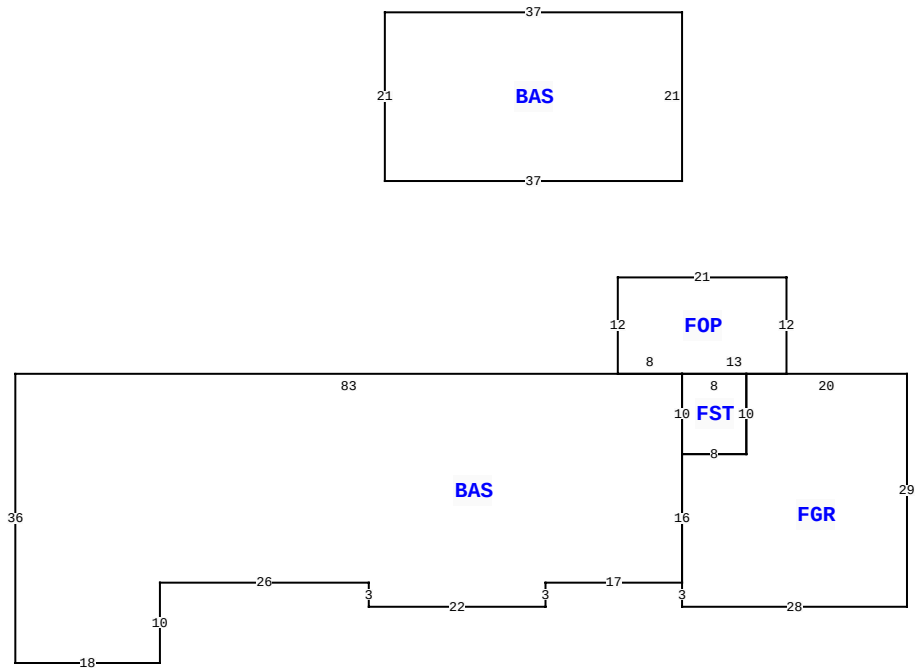
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.5	1.5 100
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 06
NEIGHBORHOOD/LOC	5417.0600	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	777	100		777	66,136
BAS	2,404	100		2,404	204,623
FGR	732	55		403	34,302
FOP	252	30		76	6,469
FST	80	55		44	3,745
TOTALS	4,245			3,704	315,275

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,704	116.9238	130.95	485,039	1983	1983	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2003 Heated Area: 3181 HX Base Yr 2003



668 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		315,275
TOTAL MARKET OB/XF VALUE		5,800
TOTAL LAND VALUE - MARKET		52,500
TOTAL MARKET VALUE		373,575
SOH/AGL Deduction		144,386
ASSESSED VALUE		229,189
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		178,467
TOTAL JUST VALUE		373,575
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		373,575

SALE:1:1: LOTS 17 & 18 BLK 12 UNIT 1 FOREST HILLS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1859	ADDN SFR	888	08/24/2010

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1318/2660	7/19/2016	WD	U	I	11	100
GRANTOR: LAUREN S HOWARD & CHR						
GRANTEE: LAUREN KAYE HOWARD						
0944/1665	1/11/2002	WD	P	I	99	145,000
GRANTOR: ERNEST & CHARITO DELE						
GRANTEE: LAUREN & CHRISTOPHE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W83 S36 E18 N10 E26 S3 E22 N3 E17 FGR= S3 E28 N29 W20 S10 W8 S16$ N16 FST= E8 N10 W8 S10 $ N10 FOP= E13 N12W21 S12 E8$ PTR=N45 BAS= W37 S21 E37 N21$ S45$.

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	3,000	
2	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
3	0080	DECKING	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,400	
4	0294	SHED WOOD/	0	100	10	18	1.00	UT	0.00	0.00	100	1993	1993	3	100	200	

LAND DESCRIPTION

TOTAL OB/XF 5,800

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-	209.00	330.00	1.00	LT		1.00	1.00	1.50	35,000.00	52,500.00	52,500							

REVIEW DATE 10/04/2016 BY DF Total Acres: 1.58 Total Land Value: 52,500 Market: 0 Agricultural: 0 Common: 52,500 PRINTED 10/27/2025 BY SYS