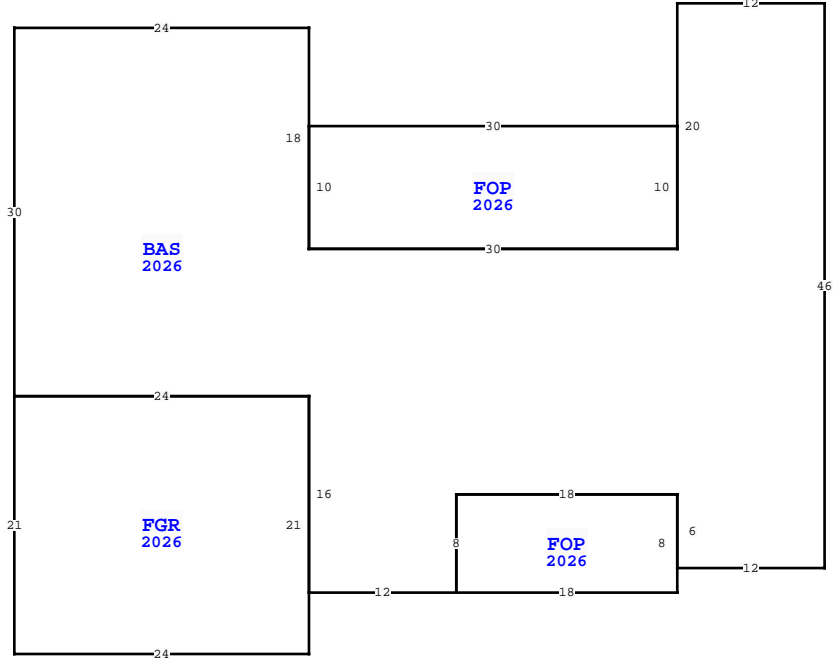


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	32 HARDIE BRD 100
Exterior Wall	00 N/A 0
Roof Structure	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNLPLK 100
Interior Floor	00 N/A 0
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100
Quality	05 05
DOR CODE	0100 SINGLE FAMILY

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	0%	- 2026									
Heated Area: 1968 HX Base Yr												



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			297,940
TOTAL MARKET OB/XF VALUE			2,664
TOTAL LAND VALUE - MARKET			22,500
TOTAL MARKET VALUE			323,104
SOH/AGL Deduction			2,150
ASSESSED VALUE			320,954
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			320,954
TOTAL JUST VALUE			323,104
NCON VALUE			300,604
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			18,500

MAP NUM		MKT AREA		06	
NEIGHBORHOOD/LOC					
870317.00		1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,968	100	2026	1,968	246,571
FGR	504	55	2026	277	34,705
FOP	144	30	2026	43	5,387
FOP	300	30	2026	90	11,276
TOTALS	2,916			2,378	297,940

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1559/998	1/27/2026	WD Q	Q	I	01	410,000
GRANTOR: HAPPY LAND DEVELOPMEN						
GRANTEE: BAILEY GLENN ALLEN						
1517/35	6/13/2024	WD Q	Q	V	05	62,500
GRANTOR: SORTO JOSE RICARDO						
GRANTEE: HAPPY LAND DEVELOPM						

EXTRA FEATURES																			
L N	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	0	0	0		888.00	UT	3.00			3.00	100	2026	2025	100	2,664	

TOTAL OB/XF													
877 SE EVERGREEN DR, LAKE CITY													
BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE		04/14/2026 MLU	

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS=[YR=2026;ORIG=-9,20] W12 S20 W30 N18 W24 S30 E24 S16 E12 N8 E18 S6 E12 N46 \$												
FGR=[YR=2026;ORIG=-75,52] E24 S21 W24 N21 \$												
FOP=[YR=2026;ORIG=-51,30] E30 S10 W30 N10 \$												
FOP=[YR=2026;ORIG=-39,60] E18 S8 W18 N8 \$												

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500							