



BUILDING CHARACTERISTICS		CONSTRUCTION			
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			
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	2,265	100	2026	2,265	283,419
FGR	480	55	2026	264	33,034
FOP	126	30	2026	38	4,755
FOP	138	30	2026	41	5,130
TOTALS	3,009			2,608	326,339

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	125.13	326,339	2025	2025	0	0	0.00	100.00

Heated Area: 2265 HX Base Yr

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			326,339
TOTAL MARKET OB/XF VALUE			3,972
TOTAL LAND VALUE - MARKET			22,500
TOTAL MARKET VALUE			352,811
SOH/AGL Deduction			2,150
ASSESSED VALUE			350,661
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			350,661
TOTAL JUST VALUE			352,811
NCON VALUE			326,339
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			18,500

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1565/1270	4/10/2026	WD Q	Q	I	01	360,000
GRANTOR: HAPPY LAND DEVELOPMEN						
GRANTEE: STOCKSTILL MADDEN						
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		3.00	100	2026	2025		100	3,972	

831 SE EVERGREEN DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026
INC DATE		AG DATE	MLU

BUILDING NOTES											

BUILDING DIMENSIONS											
FOP=[YR=2026;ORIG=11,-20] W23 S6 E23 N6 \$											
FOP=[YR=2026;ORIG=8,21] W21 S6 E21 N6 \$											
FGR=[YR=2026;ORIG=40,10] W24 S7 S13 E24 N20 \$											
BAS=[YR=2026;ORIG=40,-20] W29 S6 W23 N6 N4 W13 S14 D3L3 S7											
D3R3 S14 E12 S4 E21 N4 E8 N7 E24 N30 \$											

LAND DESCRIPTION												TOTAL OB/XF												
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							