BEG SW COR OF N1/2 OF NW1/4 OF
NE1/4, RUN N 364.96 FT, E
580.78 FT, S 364.96 FT, W

WILLIAMS KATHERINE MARIE
1047 SW BETHLEHEM AVE
FORT WHITE, FL 32038

2026

08-7S-17-09949-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

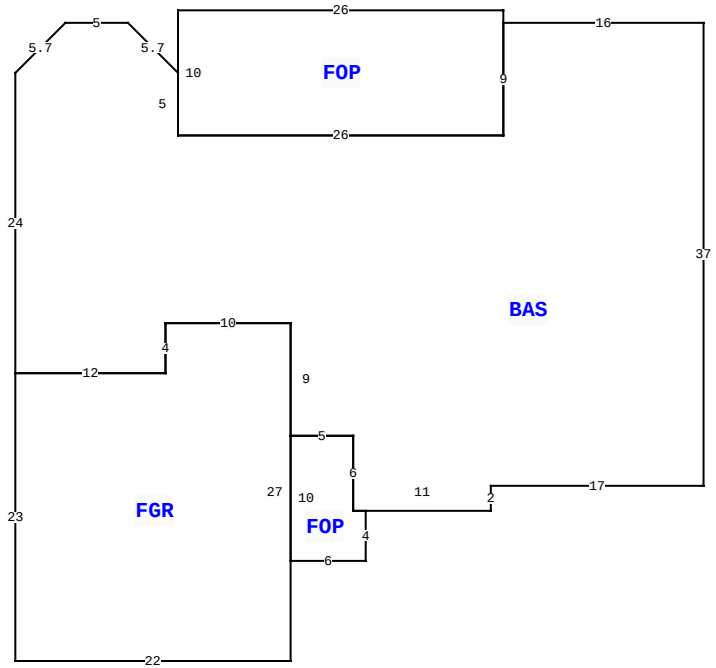
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	MSNRY STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	03	MASONRY 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 02
NEIGHBORHOOD/LOC	8717.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,549	100		1,549	167,685
FGR	546	55		300	32,476
FOP	54	30		16	1,732
FOP	260	30		78	8,444
TOTALS	2,409			1,943	210,337

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,943	122.3492	137.03	266,249	2004	2004	0	0	0	21.00	79.00

1 SINGLE FAM 100% - 2017 Heated Area: 1549 HX Base Yr 2017



1047 SW BETHLEHEM AVE, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/15/2024 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		210,337
TOTAL MARKET OB/XF VALUE		24,496
TOTAL LAND VALUE - MARKET		52,300
TOTAL MARKET VALUE		287,133
SOH/AGL Deduction		88,231
ASSESSED VALUE		198,902
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		148,180
TOTAL JUST VALUE		287,133
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		289,795

SALE:2:1: 10.00 AC

SALE:1:1: 10.00 AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21426	SFR	525	01/20/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1086/1792	4/26/2006	WD	Q	I	01	100
GRANTOR: SHIRLEY HUTCHINSON (E						
GRANTEE: KATHERINE MARIE WIL						
0981/2470	4/28/2003	WD	U	V	09	59,000
GRANTOR: HOWARD SHEPARDSON						
GRANTEE: SHIRLEY HUTCHINSON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W16 FOP= N1 W26 S10 E26 N9$ S9 W26 N5 L4 U4 W5 D4 L4 S24 FGR= S23 E22 N27 W10 S4 W12$ E12 N4 E10 S9 FOP= S10 E6 N4 W1 N6 W5$ E5 S6 E11 N2 E17 N37$.

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	932.00	UT	2.00	2.00	100	2004	2004	3	100	1,864	
2	0031	BARN,MT AE	0	100	36	38	1,368.00	UT	10.00	10.00	100	2004	2004	3	100	13,680	
3	0040	BARN,POLE	0	100	20	44	880.00	UT	2.50	2.50	100	2004	2004	3	100	2,200	
4	0296	SHED METAL	0	100	22	24	528.00	UT	9.00	9.00	100	2013	2013	3	100	4,752	
5	0130	CLFENCE 5	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,500	
6	0169	FENCE/WOOD	0	100	0	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	500	

LAND DESCRIPTION

TOTAL OB/XF 24,496

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		A-1	0.00	0.00	5.23	AC		1.00	1.00	1.00	10,000.00	10,000.00	52,300							

REVIEW DATE 11/16/2017 BY DF Total Acres: 5.23 Total Land Value: 52,300 Market: 0 Agricultural: 0 Common: 52,300 PRINTED 10/07/2025 BY SYS