COMM SE COR OF NE1/4 OF NW1/4, R
W 71.45 FT TO W R/W OF RD, RUN N
POB, CONT N 210 FT, W 210 FT, S

GARRETT HS PROPERTY HOLDING LLC
391 SW HEFLIN AVE
FORT WHITE, FL 32038

2027

05-7S-17-09907-002

BUILDING CHARACTERISTICS

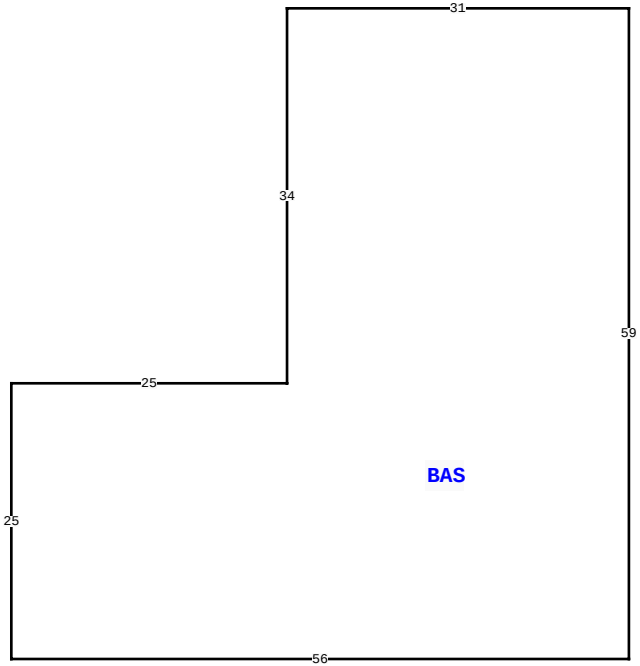
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 80
Interior Wall	04	PLYWOOD 20
Interior Floo	06	VINYL ASB 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		6 100
Bathrooms		3 100
Frame	01	NONE 100
Stories	1.	1. 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 02
NEIGHBORHOOD/LOC	5717.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,454	100		2,454	199,643
TOTALS	2,454			2,454	199,643

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,454	113.7810	125.16	307,143	1978	1978	0	0	0	35.00	65.00

1 SINGLE FAM 33% - 2026 Heated Area: 2454 HX Base Yr 2026



136 SW BETHLEHEM AVE, FORT WHITE

BLD DATE		LGL DATE	05/08/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		199,643
TOTAL MARKET OB/XF VALUE		1,200
TOTAL LAND VALUE - MARKET		18,000
TOTAL MARKET VALUE		218,843
SOH/AGL Deduction		0
ASSESSED VALUE		218,843
TOTAL EXEMPTION VALUE	HA HAB	47,218
BASE TAXABLE VALUE		171,625
TOTAL JUST VALUE		218,843
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		222,463

PERMIT NUM	DESCRIPTION	AMT	ISSUED
32431	MAINT/ALTR	0	10/24/2014

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1580/2230	10/14/2026	CT	U	I	18	167,500
GRANTOR: CLERK OF COURT						
GRANTEE: GARRETT HS PROPERTY						
1552/607	10/20/2025	PB	U	I	18	0
GRANTOR: FREEMAN BETTY PEARL						
GRANTEE: FREEMAN SHARON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W31 S34 W25 S25 E56 N59$.

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	0190	FPLC PF	0	33	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	

LAND DESCRIPTION

TOTAL OB/XF 1,200

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	33		A-1	210.00	210.00	1.00	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,000							

REVIEW DATE 11/13/2017 BY BC Total Acres: 1.00 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 11/17/2026 BY SYS