

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

FREEMAN SHARON/FREEMAN CARLOS
136 SW BETHLEHEM AVE
FORT WHITE, FL 32038

2026

05-7S-17-09907-002
VALUATION SUMMARY PAGE 1 of 1 3

| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|---------------|---------|
| ELEMENT | CD | | |
| 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 |
| BAS | 2,454 | 100 | |
| TOTALS | 2,454 | | 2,454 |
| | | | 203,263 |

| 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 | 127.43 | 312,713 | 1978 | 1978 | | 0 | 0 | 35.00 | 65.00 | | | | | | | | | | | | | |
| 1 SINGLE FAM 0% - 2026 Heated Area: 2454 HX Base Yr | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | |
| <table border="1"> <tr> <td>BLD DATE</td> <td></td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td></td> <td>LAND DATE</td> <td>05/08/2026</td> </tr> <tr> <td>INC DATE</td> <td></td> <td>AG DATE</td> <td>MLU</td> </tr> </table> | | | | | | | | | | | | | | BLD DATE | | LGL DATE | | XF DATE | | LAND DATE | 05/08/2026 | INC DATE | | AG DATE | MLU |
| BLD DATE | | LGL DATE | | | | | | | | | | | | | | | | | | | | | | | |
| XF DATE | | LAND DATE | 05/08/2026 | | | | | | | | | | | | | | | | | | | | | | |
| INC DATE | | AG DATE | MLU | | | | | | | | | | | | | | | | | | | | | | |

| COLUMBIA COUNTY PROPERTY | | PAGE 1 of 1 | 3 |
|---------------------------|-----------|-------------|----------|
| VALUATION SUMMARY | | | |
| VALUATION BY | | | STANDARD |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 203,263 |
| TOTAL MARKET OB/XF VALUE | | | 1,200 |
| TOTAL LAND VALUE - MARKET | | | 18,000 |
| TOTAL MARKET VALUE | | | 222,463 |
| SOH/AGL Deduction | | | 0 |
| ASSESSED VALUE | | | 222,463 |
| TOTAL EXEMPTION VALUE | | | 0 |
| BASE TAXABLE VALUE | | | 222,463 |
| TOTAL JUST VALUE | | | 222,463 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 218,463 |

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

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