

WEST 660 FT OF THE FOLLOWING: CO
NE1/4 OF SW1/4, N 242.78 FT FOR
FT, S 44.81 FT, W 1041.26 FT, N

NELSON EMILY ANN
672 SW BETHLEHEM AVE
FORT WHITE, FL 32038

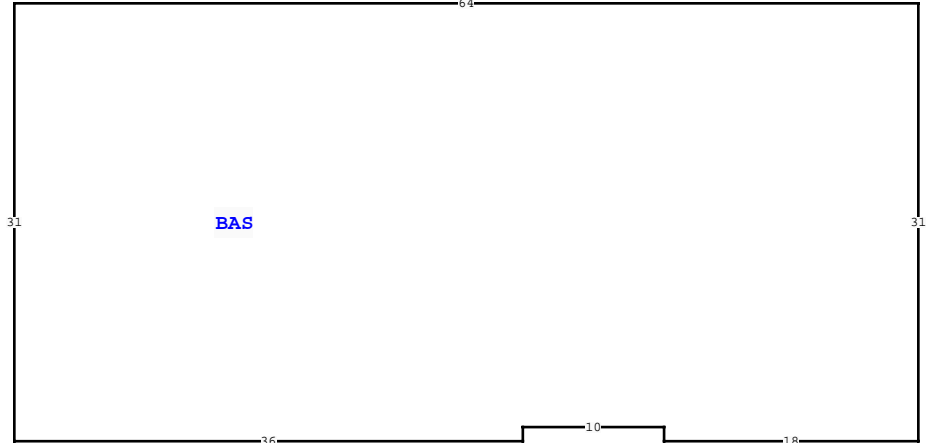
2026

05-7S-17-09909-011



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	08	SHT VINYL	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Architectual	01	CONV	100
Units		0	100
Condition Adj	02	02	100
Kitchen Adjus	01	01	100
Quality	05	05	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	5717.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,974	100	
TOTALS	1,974		73,178

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND	
1	MANUF	1	100%	- 2026	Heated Area: 1974						HX	Base Yr	2026



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			73,178
TOTAL MARKET OB/XF VALUE			10,600
TOTAL LAND VALUE - MARKET			108,900
TOTAL MARKET VALUE			192,678
SOH/AGL Deduction			0
ASSESSED VALUE			192,678
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			141,267
TOTAL JUST VALUE			192,678
NCON VALUE			1,212
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			220,496

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055372	Storage Building	10,500	03/30/2026
000054047	Right-of-Way Acce		09/12/2025

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1542/1670	6/16/2025	WD	Q	I	01	210,000
GRANTOR: BAKER HELEN M						
GRANTEE: NELSON EMILY ANN						
1014/1569	11/03/2003	WD	Q	V	06	35,000
GRANTOR: RANDALL C SR & MARVA						
GRANTEE: HELEN M & JAMES R B						

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	0262	PRCH,FOP	0	100	0	0		1.00	UT 0.00	100	2013	2013	3	100	300	
3	0190	FPLC PF	0	100	0	0		1.00	UT 1,200.00	100	2013	2013	3	100	1,200	
4	9945	Well/Sept	0	100	0	0		1.00	UT 7,000.00	100			3	100	7,000	
5	0130	CLFENCE 5	0	100	0	0		1.00	UT 0.00	100	2013	2013	3	100	300	
6	0296	SHED METAL	0	100	0	0		1.00	UT 800.00	100	2026	2025		100	800	
7	0080	DECKING	0	100	0	0		1.00	UT 1,000.00	100	2026	2025		100	1,000	

TOTAL OB/XF														10,600
672 SW BETHLEHEM AVE, FORT WHITE														
BLD DATE														
XF DATE														
LGL DATE														
LAND DATE														
AG DATE														
INC DATE														
05/06/2026 MLU														

BUILDING NOTES						

BUILDING DIMENSIONS						
BAS= W64 S31 E36 N1 E10 S1 E18 N31\$.						

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	0200	C	MBL HM	100		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	11,000.00	11,000.00	11,000							
2	0000	C	VAC RES	100			0.00	0.00	8.90	AC		1.00	1.00	1.00	11,000.00	11,000.00	97,900							