(AKA PARCEL "B"): BEG NW COR OF 627.15 FT, S 389.22 FT, WEST 627 OF SE BETHLEHEM AVE, N ALONG R/W

VASSAR W F JR
P O BOX 252
HIGH SPRINGS, FL 32655

2026

05-7S-17-09917-008

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
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
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

513 SW BETHLEHEM AVE, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	31,310
TOTAL LAND VALUE - MARKET	67,200
TOTAL MARKET VALUE	98,510
SOH/AGL Deduction	23,495
ASSESSED VALUE	75,015
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	75,015
TOTAL JUST VALUE	98,510
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	81,710

PERMIT NUM	DESCRIPTION	AMT	ISSUED
36185	STORAGE	256	01/11/2018

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1274/0236	5/02/2014	WD	U	V	30	100
GRANTOR: W F VASSAR JR & SUSAN						
GRANTEE: W F VASSAR JR & SUS						
0761/1259	6/19/1992	WD	Q	V	01	78,327
GRANTOR: DAVID G ROSEN & ETAL						
GRANTEE: GLENN FARMS INC						

BUILDING NOTES

BUILDING DIMENSIONS

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	0294	SHED WOOD/	0	0	14	18	1.00	UT	0.00	0.00	100	2014	2014	3	100	4,000	
2	0294	SHED WOOD/	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	1,000	
3	0294	SHED WOOD/	0	0	9	15	135.00	UT	10.00	10.00	100	2018	2018	3	100	1,350	
4	0294	SHED WOOD/	0	0	24	26	624.00	UT	40.00	40.00	100	2023	2022		100	24,960	

LAND DESCRIPTION

TOTAL OB/XF 31,310

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	0700	C	MISC RES	0		A-1	0.00	0.00	5.60	AC		1.00	1.00	1.00	12,000.00	12,000.00	67,200							

REVIEW DATE 02/01/2019 BY ME Total Acres: 5.60 Total Land Value: 67,200 Market: 0 Agricultural: 0 Common: 67,200 PRINTED 05/13/2026 BY SYS