

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

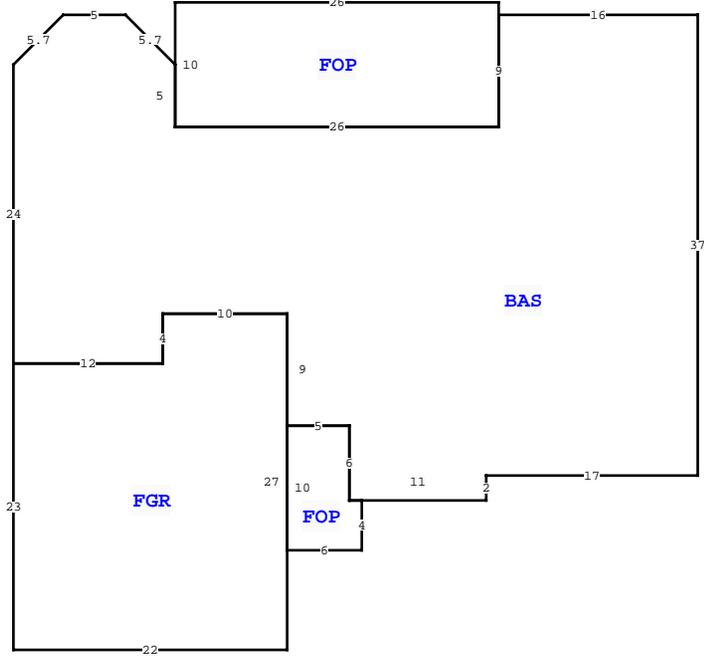
WILLIAMS KATHERINE MARIE  
1047 SW BETHLEHEM AVE  
FORT WHITE, FL 32038

**2026**

08-7S-17-09949-000  
VALUATION SUMMARY

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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
BAS	1,549	100	
FGR	546	55	
FOP	54	30	
FOP	260	30	
TOTALS	2,409		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2017		Heated Area: 1549		HX Base Yr 2017				



COLUMBIA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			214,098
TOTAL MARKET OB/XF VALUE			24,496
TOTAL LAND VALUE - MARKET			67,990
TOTAL MARKET VALUE			306,584
SOH/AGL Deduction			108,261
ASSESSED VALUE			198,323
TOTAL EXEMPTION VALUE	HX HB		51,411
BASE TAXABLE VALUE			146,912
TOTAL JUST VALUE			306,584
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						

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	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	
TOTALS															24,496		

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	100		A-1	0.00	0.00	5.23	AC		1.00	1.00	1.00	13,000.00	13,000.00	67,990							