

PART OF LOT 1 REDFIELD S/D:
BEG NW COR OF SAID LOT 1, E 219.
SE 394.01 FT, SW 149.98 FT, NW 5

DRESCH RYAN/DRESCH HEATHER
172 SW TIMUQUA TERR
FORT WHITE, FL 32038

2026

11-7S-16-04182-951



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
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	03	03 100
Kitchen Adjus	01	01 100

Quality	05 05
DOR CODE	0200
MAP NUM	
NEIGHBORHOOD/LOC	11716.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100		1,512	92,083
FEP	228	85		194	11,815
FSP	240	40		96	5,847
UOP	80	25		20	1,218
TOTALS	2,060			1,822	110,962

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EXTRA FEATURES							
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	
1	0296	SHED METAL	0	100	10	18	
2	0252	LEAN-TO W/	0	100	10	10	
3	9945	Well/Sept	0	100	0	0	
4	0070	CARPORT UF	0	100	0	0	
5	0070	CARPORT UF	0	100	0	0	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	100		A-3	0.00	0.00	1.92	AC	

REVIEW DATE 05/12/2025 BY TP

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0201	02	1,822	117.8000	110.73	201,750	2001	2001	0	0	0 45.00	55.00
2 MANUF 1 100% - 2009 Heated Area: 1512 HX Base Yr 2009											
172 SW TIMUQUA TER, FORT WHITE											
BLD DATE XF DATE INC DATE											
LGL DATE LAND DATE AG DATE											
04/07/2025 MLU											

TOTAL OB/XF											
8,500											

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8,500											

Total Acres: 1.92 Total Land Value: 24,192 Market: 0 Agricultural: 0 Common: 24,192

COLUMBIA COUNTY PROPERTY											
PAGE 1 of 1 3											
VALUATION SUMMARY											
VALUATION BY STANDARD											
Tax Group: 3 Tax Dist:											
BUILDING MARKET VALUE 110,962											
TOTAL MARKET OB/XF VALUE 8,500											
TOTAL LAND VALUE - MARKET 24,192											
TOTAL MARKET VALUE 143,654											
SOH/AGL Deduction 73,371											
ASSESSED VALUE 70,283											
TOTAL EXEMPTION VALUE HX HB 45,283											
BASE TAXABLE VALUE 25,000											
TOTAL JUST VALUE 143,654											
NCON VALUE 0											
INCOME VALUE											
PREVIOUS YEAR MKT VALUE 143,654											
PRMT:1:1: 24X40											
BLDG:1:1: RP LETTER MAILED 12/97-HX CARD HELD FOR											
SALE:1:1: LOT 1 REDFIELD S/D											
XFOB:1:1: FLEETWOOD MH											
PERMIT NUM DESCRIPTION AMT ISSUED											
17535 M H 125 10/13/2000											
12457 M H 125 04/28/1997											
7291 M H 60 06/21/1993											
SALES DATA											
OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE											
1534/1942 2/25/2025 WD Q I 01 170,000											
GRANTOR: JONES LOUISE M											
GRANTEE: DRESCH RYAN											
1155/0465 7/23/2008 WD Q I 01 100											
GRANTOR: ALAN CLOVIS											
GRANTEE: LOUISE M JONES & DA											

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS= W37 FEP= N12 W19 S12 E19\$ W19 S27 E22 FSP= S12 UOP= S4 E20 N4 W20\$ E20 N12 W20\$ E34 N27\$.											

OTHER ADJUSTMENTS AND NOTES											

PRINTED 10/07/2025 BY SYS