LOTS 1 & 2 THREE RIVERS ESTATES
740-1549, QC 1214-1648, DC 1438-

RENWICK DIANE
137 BUCK TRAIL
DAVENPORT, FL 33837

2026

00-00-00-01159-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0700	MISC IMPROVED	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	100000.19	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

185 SW CENTRAL TER, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 MLU
INC DATE		AG DATE	

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	8	12	1.00	UT	0.00	0.00	100	0	0	3	100	200	
2	0140	CLFENCE 6	0	0	0	0	1.00	UT	500.00	500.00	25	2006	2006	3	25	125	
3	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	7,325
TOTAL LAND VALUE - MARKET	26,000
TOTAL MARKET VALUE	33,325
SOH/AGL Deduction	7,504
ASSESSED VALUE	25,821
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	25,821
TOTAL JUST VALUE	33,325
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	27,325

PERMIT NUM	DESCRIPTION	AMT	ISSUED
40463	STORAGE	0	08/27/2020
9239	M H	125	01/09/1995

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1214/1648	5/05/2011	QC	U	I	11	100
GRANTOR: BEVERLY WRISLEY						
GRANTEE: BEVERLY WRISLEY & D						
0740/1549	11/14/1990	WD	Q	V		7,000
GRANTOR: THREE RIVERS						
GRANTEE: BEVERLY WRISLEY						

BUILDING NOTES

BUILDING DIMENSIONS

LAND DESCRIPTION

TOTAL OB/XF 7,325

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	2.00	LT		1.00	1.00	0.50	26,000.00	13,000.00	26,000							

REVIEW DATE 01/11/2021 BY BC Total Acres: 1.46 Total Land Value: 26,000 Market: 0 Agricultural: 0 Common: 26,000 PRINTED 06/22/2026 BY SYS