THE N 396 FT OF E1/2 OF NE1/4 OF & E 114.68 FT OF N 396 FT OF W1/ NW1/4 OF NE1/4, EX RD R/W. (AKA

DEESE CHRISTOPHER
1292 SW WILSON SPRINGS RD
FT WHITE, FL 32038

2027

05-7S-16-04137-016

BUILDING CHARACTERISTICS

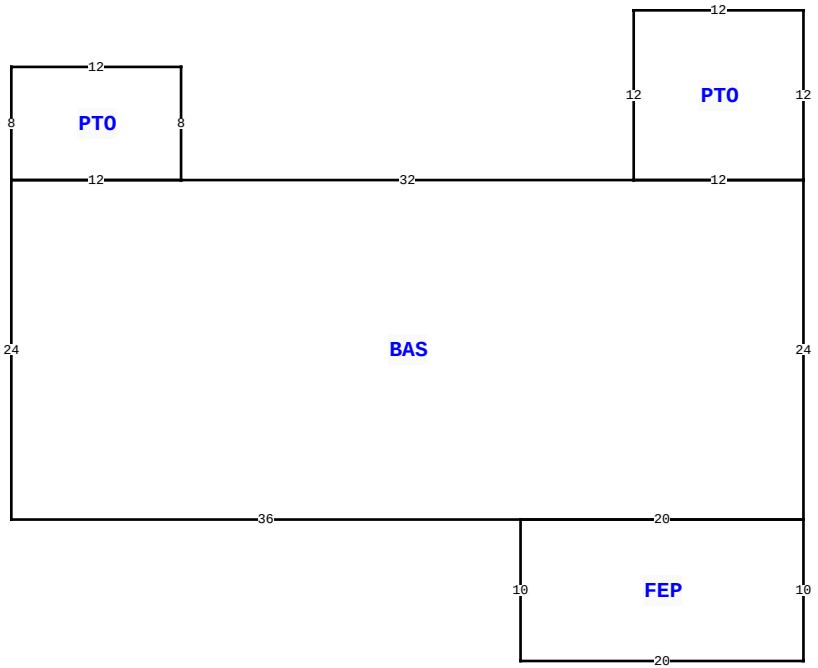
ELEMENT	CD	CONSTRUCTION
Exterior Wall	08	WD OR PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 80
Interior Floo	06	VINYL ASB 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	0	0 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0102	SFRES/MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	5716.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,344	100		1,344	97,991
FEP	200	80		160	11,666
PTO	96	5		5	365
PTO	144	5		7	510
TOTALS	1,784			1,516	110,532

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,516	101.9700	112.17	170,050	1973	1973	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 2019 Heated Area: 1344 HX Base Yr 2019



1292 SW WILSON SPRINGS RD, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	500	
3	0070	CARPORT UF	0	100	17	19	323.00	UT	3.00	3.00	65	1993	1993	3	65	630	
4	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
5	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	200	
6	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2008	2008	3	100	1,200	
7	0120	CLFENCE 4	0	100	0	0	130.00	UT	6.50	6.50	100	2008	2008	3	100	845	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	192,331
TOTAL MARKET OB/XF VALUE	6,475
TOTAL LAND VALUE - MARKET	47,750
TOTAL MARKET VALUE	246,556
SOH/AGL Deduction	67,947
ASSESSED VALUE	178,609
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	127,198
TOTAL JUST VALUE	246,556
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	249,446

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000048873	Electrical Servic	0	12/18/2023
000045414	Electrical Servic	0	09/12/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1500/1539	10/03/2023	QC	U	I	11	100
GRANTOR: DEESE KELLY						
GRANTEE: DEESE CHRISTOPHER						
1333/0555	3/21/2017	QC	U	I	11	100
GRANTOR: KELLY DEESE						
GRANTEE: KELLY DEESE & CHRIS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W32 PTO= N8 W12 S8 E12$ W12 S24 E36 FEP= S10 E20 N10 W20$ E20 N24 PTO= N12 W12 S12 E12$ W12$.

LAND DESCRIPTION

TOTAL OB/XF 6,475

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	0100	C	SFR	100		A-1	0.00	0.00	2.82	AC		1.00	1.00	1.00	12,500.00	12,500.00	35,250							
2	0200	C	MBL HM	0		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	12,500.00	12,500.00	12,500							

REVIEW DATE 06/26/2026 BY AJ Total Acres: 3.82 Total Land Value: 47,750 Market: 0 Agricultural: 0 Common: 47,750 PRINTED 11/17/2026 BY SYS

THE N 396 FT OF E1/2 OF NE1/4 OF & E 114.68 FT OF N 396 FT OF W1/ NW1/4 OF NE1/4, EX RD R/W. (AKA

DEESE CHRISTOPHER
1292 SW WILSON SPRINGS RD
FT WHITE, FL 32038

2027

05-7S-16-04137-016

BUILDING CHARACTERISTICS

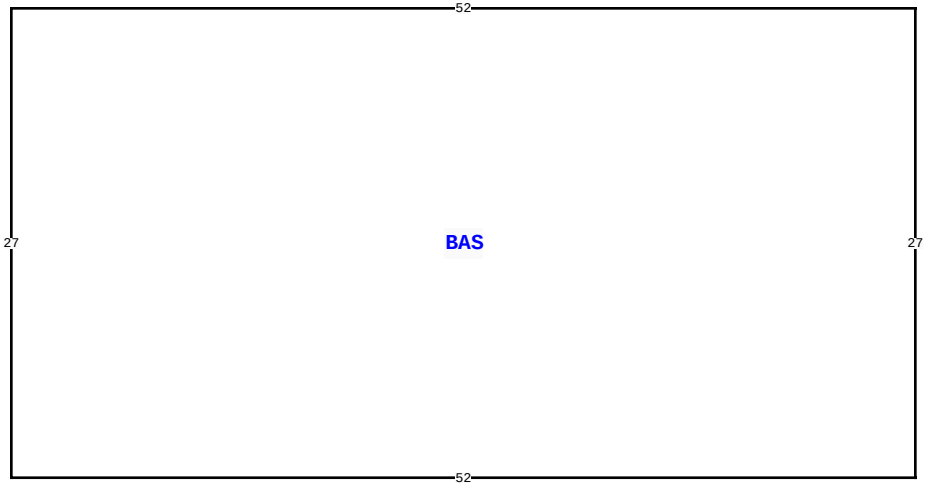
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0102	SFRES/MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	5716.0100	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100		1,404	81,799
TOTALS	1,404			1,404	81,799

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,404	113.9000	105.93	148,726	1995	1995	0	0	0	45.00	55.00

2 MANUF 1 0% - 2019 Heated Area: 1404 HX Base Yr 2019



1292 SW WILSON SPRINGS RD, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		192,331
TOTAL MARKET OB/XF VALUE		6,475
TOTAL LAND VALUE - MARKET		47,750
TOTAL MARKET VALUE		246,556
SOH/AGL Deduction		67,947
ASSESSED VALUE		178,609
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		127,198
TOTAL JUST VALUE		246,556
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		249,446

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1500/1539	10/03/2023	QC	U	I	11	100
GRANTOR: DEESE KELLY						
GRANTEE: DEESE CHRISTOPHER						
1333/0555	3/21/2017	QC	U	I	11	100
GRANTOR: KELLY DEESE						
GRANTEE: KELLY DEESE & CHRIS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S27 E52 N27$.

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 06/26/2026 BY AJ Total Acres: 3.82 Total Land Value: 47,750 Market: 0 Agricultural: 0 Common: 47,750 PRINTED 11/17/2026 BY SYS