LOT 1 REDFIELD S/D EX BEG
NW COR OF SAID LOT 1, E 219.36 FT, SE 394.01 FT, SW 149.98 FT

ERAZO ANGEL/GARCIA ARMIDA
248 SW TIMUQUA TER
FORT WHITE, FL 32038

2027

11-7S-16-04182-954

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		4 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	04	04 100
Quality	05	05

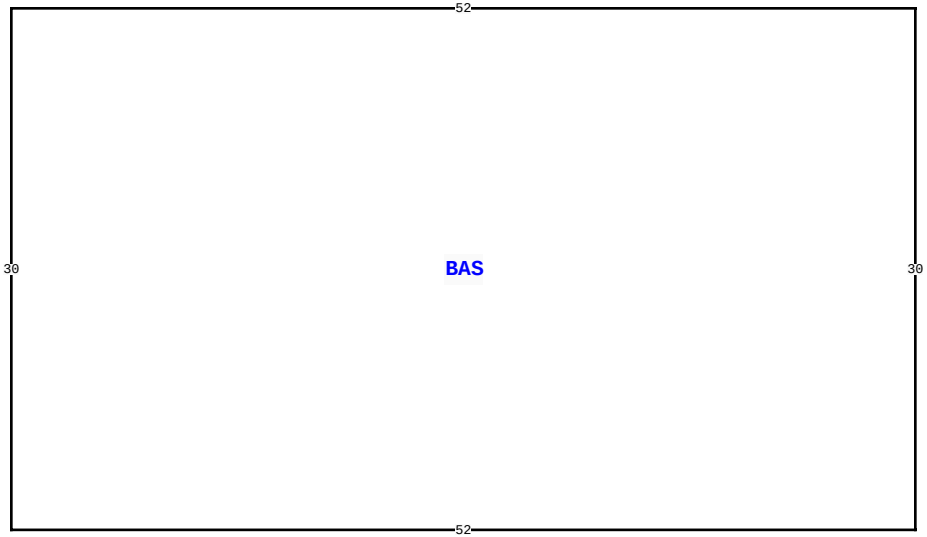
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 02
NEIGHBORHOOD/LOC 11716.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,560	100		1,560	99,974
TOTALS	1,560			1,560	99,974

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	1,560	125.2900	116.52	181,771	2007	2007	0	0	0	45.00	55.00

1 MANUF 1 100% - 2019 Heated Area: 1560 HX Base Yr 2019



248 SW TIMUQUA TER, FORT WHITE

BLD DATE		LGL DATE	05/06/2026 MLU
XF DATE		LAND DATE	
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	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	800	
2	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	50	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	50	
5	0261	PRCH, UOP	0	100	0	0	1.00	UT	0.00	0.00	100	2010	2010	3	100	1,200	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		99,974
TOTAL MARKET OB/XF VALUE		9,100
TOTAL LAND VALUE - MARKET		29,960
TOTAL MARKET VALUE		139,034
SOH/AGL Deduction		46,838
ASSESSED VALUE		92,196
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		40,785
TOTAL JUST VALUE		139,034
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		140,107

PERMIT NUM	DESCRIPTION	AMT	ISSUED
26961	M H	514	04/30/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1374/0097	12/07/2018	WD	Q	I	01	99,900
GRANTOR: ALAN CLOVIS						
GRANTEE: ANGEL ERAZO & ARMID						
1243/2267	10/30/2012	QC	U	I	11	100
GRANTOR: LOUISE M JONES						
GRANTEE: ALAN CLOVIS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W52 S30 E52 N30$.

LAND DESCRIPTION

TOTAL OB/XF 9,100

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	0200	C	MBL HM	100		A-3	0.00	0.00	2.14	AC		1.00	1.00	1.00	14,000.00	14,000.00	29,960							

REVIEW DATE 06/25/2026 BY NH Total Acres: 2.14 Total Land Value: 29,960 Market: 0 Agricultural: 0 Common: 29,960 PRINTED 11/17/2026 BY SYS