2.5 ACRES OFF S END OF LOT 1
BLOCK A TIMUQUA S/D

CRONK TINA M
404 SW TIMUQUA TERR
FT WHITE, FL 32038

2026

12-7S-16-04184-101

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

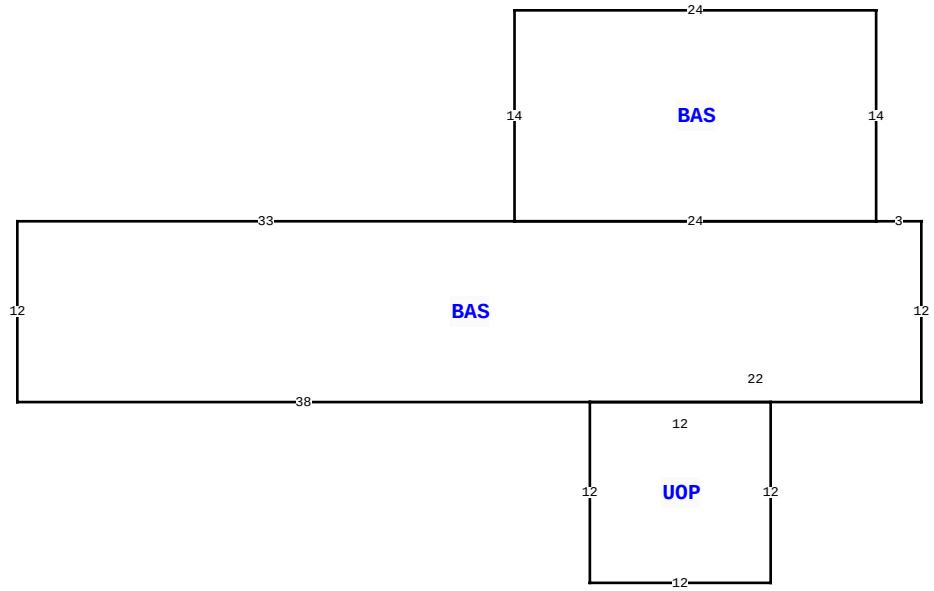
ELEMENT	CD	CONSTRUCTION
Exterior Wall	26	ALM SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1.5 100
Stories	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	MOBILE HOME
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	12716.020	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	336	100		336	8,713
BAS	720	100		720	18,671
UOP	144	25		36	934
TOTALS	1,200			1,092	28,318

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,092	102.9000	64.83	70,794	1982	1982	0	0	0	60.00	40.00

1 MOBILE HME 100% - 0 Heated Area: 1056 HX Base Yr



404 SW TIMUQUA TER, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/06/2026 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		28,318
TOTAL MARKET OB/XF VALUE		7,200
TOTAL LAND VALUE - MARKET		40,160
TOTAL MARKET VALUE		75,678
SOH/AGL Deduction		44,705
ASSESSED VALUE		30,973
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		5,973
TOTAL JUST VALUE		75,678
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		69,308

XFOB:1:1: EAST MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21053	TR/TRAILER	75	09/08/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1034/0161	12/22/2004	WD	Q	I	06	100
GRANTOR: TERESA CRONK						
GRANTEE: TINA CRONK						
0658/0442	7/29/1988	AD	Q	V		13,000
GRANTOR: GLENN HETTIE LOU						
GRANTEE: CRONK TINA M &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W33 S12 E38 UOP= S12 E12 N12 W12$ E22 N12 W3 BAS= N14 W24 S14 E24$ W24$.

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	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	200	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

LAND DESCRIPTION

TOTAL OB/XF 7,200

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-1	0.00	0.00	2.51	AC		1.00	1.00	1.00	16,000.00	16,000.00	40,160							

REVIEW DATE 07/01/2015 BY DF Total Acres: 2.51 Total Land Value: 40,160 Market: 0 Agricultural: 0 Common: 40,160 PRINTED 05/12/2026 BY SYS