

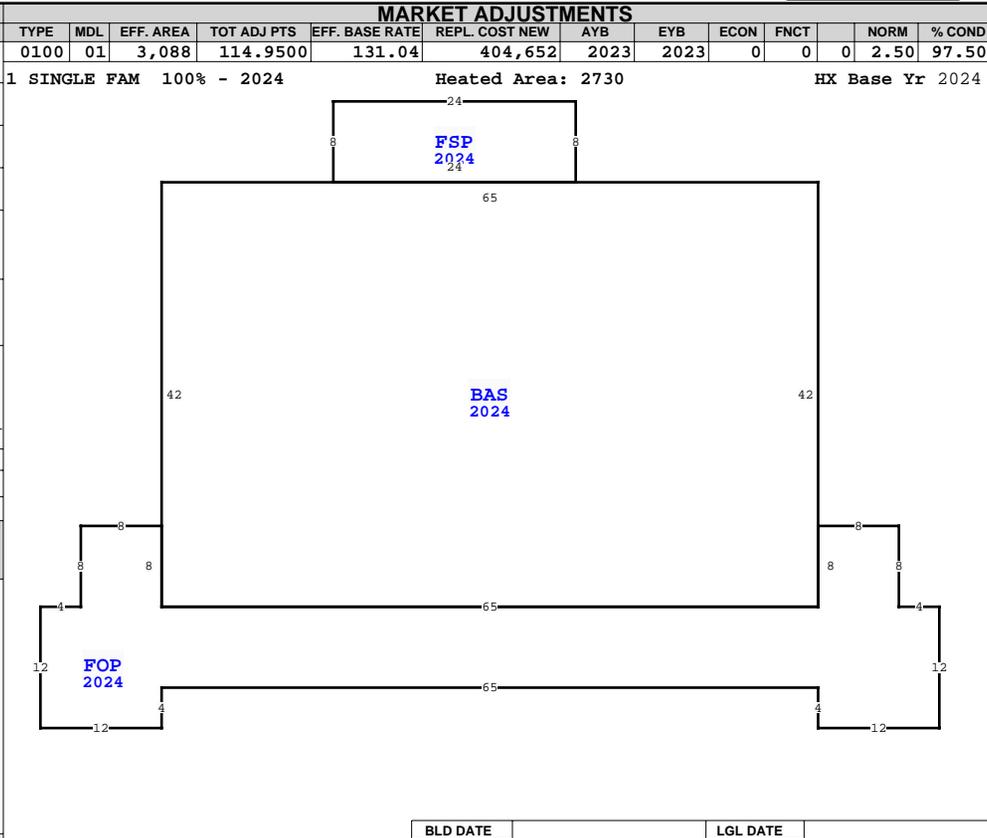
E1/2 OF SE1/4 & SE1/4 OF NE1/4  
 EX 11.62 AC DESC ORB 970-834 &  
 EX 10.06 AC IN ORB 992-761 &

VARNER DANIEL G/VARNER ANABEL  
 114 SW HERON DR  
 FORT WHITE, FL 32038

**2026**

01-7S-16-04109-000  


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
31	VINYL SID 100	0100	01 3,088 114.9500 131.04 404,652 2023 2023 0 0 0 2.50 97.50		
00	N/A 0	1 SINGLE FAM 100% - 2024 Heated Area: 2730 HX Base Yr 2024			
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
13	LAM/VNLPLK 100				
00	N/A 0				
03	CENTRAL 100				
04	AIR DUCTED 100				
3	100				
4	100				
02	WOOD FRAME 100				
1.	1. 100				
0	100				
03	03 100				
01	01 100				
07	07				
0100	SINGLE FAMILY				
MAP NUM	MKT AREA	02			
NEIGHBORHOOD/LOC	1716.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,730	100	2024	2,730	348,796
FOP	936	30	2024	281	35,901
FSP	192	40	2024	77	9,838
TOTALS	3,858			3,088	394,536



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		394,536	
TOTAL MARKET OB/XF VALUE		0	
TOTAL LAND VALUE - MARKET		120,320	
TOTAL MARKET VALUE		514,856	
SOH/AGL Deduction		41,499	
ASSESSED VALUE		473,357	
TOTAL EXEMPTION VALUE		HX HB 51,411	
BASE TAXABLE VALUE		421,946	
TOTAL JUST VALUE		514,856	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		482,820	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000046628	New Residential C	446,243	03/02/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1341/1067	7/14/2017	WD Q	Q	V	01	60,000

GRANTOR: KATHRYN NIBLACK INDIV  
 GRANTEE: DANIEL G & ANABEL V  
 1231/0095 3/06/2012 WD U V 30 100  
 GRANTOR: JOEL S NIBLACK  
 GRANTEE: JOEL S NIBLACK AS T

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/07/2026	MLU

BUILDING NOTES	
<b>BUILDING DIMENSIONS</b> BAS=[YR=2024;ORIG=17,13] E65 S42 W65 N42 \$ FOP=[YR=2024;ORIG=17,47] W8 S8 W4 S12 E12 N4 E65 S4 E12 N12 W4 N8 W8 S8 W65 N8 \$ FSP=[YR=2024;ORIG=34,5] E24 S8 W24 N8 \$	

EXTRA FEATURES																
L N	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
114 SW HERON DR, FORT WHITE																
TOTAL OB/XF 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	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	15.04	AC		1.00	1.00	1.00	8,000.00	8,000.00	120,320							