

AKA LOT 7 OLD NIBLACK FARMS UNR
 FOLLOWS: COMM AT NW COR OF S1/2
 SEC RUN S 51.14 FT, CONT S 505.3

PRICE DANYEL/PRICE MOSE W JR
 302 SW CROW TER
 FORT WHITE, FL 32038

2026

06-7S-17-09925-107


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY																																																										
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																																																								
																				VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 7,000 TOTAL LAND VALUE - MARKET 110,110 TOTAL MARKET VALUE 117,110 SOH/AGL Deduction 0 ASSESSED VALUE 117,110 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 117,110 TOTAL JUST VALUE 117,110 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 102,095																																																										
																				PERMIT NUM 21807 DESCRIPTION M H AMT 357 ISSUED 04/29/2004																																																										
																				SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1534/2267</td> <td>2/28/2025</td> <td>WD</td> <td>Q</td> <td>I</td> <td>01</td> <td>180,000</td> </tr> <tr> <td colspan="7">GRANTOR: HAMIL JULIE</td> </tr> <tr> <td colspan="7">GRANTEE: PRICE DANYEL</td> </tr> <tr> <td>1481/1556</td> <td>12/15/2022</td> <td>WD</td> <td>Q</td> <td>I</td> <td>01</td> <td>119,900</td> </tr> <tr> <td colspan="7">GRANTOR: WOLFE KATHY</td> </tr> <tr> <td colspan="7">GRANTEE: HAMIL JULIE</td> </tr> </tbody> </table>										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1534/2267	2/28/2025	WD	Q	I	01	180,000	GRANTOR: HAMIL JULIE							GRANTEE: PRICE DANYEL							1481/1556	12/15/2022	WD	Q	I	01	119,900	GRANTOR: WOLFE KATHY							GRANTEE: HAMIL JULIE						
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TOTALS EXTRA FEATURES 194 SW CROW TER, FORT WHITE										BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE 05/06/2026 MLU																																																										
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																																																														
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LAND DESCRIPTION										TOTAL OB/XF 7,000																																																																				
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																																																						
1	0000	C	VAC RES	0			0.00	0.00	10.01	AC		1.00	1.00	1.00	11,000.00	11,000.00	110,110																																																													
REVIEW DATE 07/17/2025 BY TP Total Acres: 10.01 Total Land Value: 110,110 Market: 0 Agricultural: 0 Common: 110,110 PRINTED 05/12/2026 BY SYS																																																																														