

LOT 4 HRS P-1-M-3  
 ALL OF LOT 4 HRS LESS SOLD  
 DB 35 P 41 OR 117 P 271-281

RW DOUBLE CREEK PLANTATION LLC  
 3135 PERSIMMON DR  
 TALLAHASSEE, FL 32312

2024

00-00-004-000-06192-000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										WAKULLA 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 STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 29,292 TOTAL LAND VALUE - MARKET 413,425 TOTAL MARKET VALUE 139,287 SOH/AGL Deduction 44,818 ASSESSED VALUE 94,469 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 94,469 TOTAL JUST VALUE 442,717 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 102,899																							
																				CORRECT LAND ACREAGE FROM 2022 ERROR COC R220083 REINSTATE AG 5YR PRCL CK NC 2022 AG REMOVED NO RETURN CARD																							
																				<table border="1"> <thead> <tr> <th>PERMIT NUM</th> <th>DESCRIPTION</th> <th>AMT</th> <th>ISSUED</th> </tr> </thead> <tbody> <tr> <td>2010485</td> <td>DOCK/SEAWALL-CO</td> <td>0</td> <td>06/11/2010</td> </tr> </tbody> </table>										PERMIT NUM	DESCRIPTION	AMT	ISSUED	2010485	DOCK/SEAWALL-CO	0	06/11/2010						
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																				GRANTOR: MAURO KIRK J & DIANE GRANTEE: RW SOUBLE CREEK PLA 0809/0597 11/02/2009 WD Q V 05 863,300 GRANTOR: ST JOE TIMBERLAND CO GRANTEE: MAURO KIRK J AND DI																							
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TOTALS																				TIGER HAMMOCK RD, CRAWFORDVILLE																							
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																										
1	0170	GARAGE UNF	0	0	26	30	780.00	SF	25.00	25.00	100	2010	2010	3	74	14,430																											
2	0375	WOOD WALK	0	0	424	4	1,696.00	SF	15.00	15.00	100	2010	2010	3	43	10,939																											
3	0350	BOATDOCK A	0	0	6	14	84.00	SF	26.40	26.40	100	2010	2010	GD	43	954																											
4	0060	DECK WOOD	0	0	5	6	30.00	SF	5.00	5.00	100	2010	2010	3	60	90																											
5	0030	BARN, POLE	0	0	24	31	744.00	SF	9.00	9.00	100	2010	2010	3	43	2,879																											
																				TOTAL OB/XF 29,292																							
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	000132	C	SFR RIVER	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	75,000.00	75,000.00	75,000																										
2	005400	A	TIMBER 1 PLA	0			0.00	0.00	95.37	AC		1.00	1.00	1.00	325.00	325.00	30,995																										
3	005996	A	AG WETLAND	0			0.00	0.00	40.00	AC		1.00	1.00	1.00	100.00	100.00	4,000																										
REVIEW DATE 04/11/2021 BY GEJS																																											
Total Acres: 136.37					Total Land Value: 109,995					Market: 338,425					Agricultural: 34,995					Common: 75,000					PRINTED 05/06/2026 BY SYS																		