THE EAST 1/2 OF THE E1/2 OF
LOT 16 HS CONTAINING 90 AC
OR 929 P 416 OR 1027 P 592

POCO LLC
243 CAMELLIA OAKS
TALLAHASSEE, FL 32317

**2024**

**00-00-016-000-06350-001**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
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|---|---|---|---|
| DOR CODE | 5600 | TIMBERLAND 70-79 | |
| MAP NUM | 1 | MKT AREA | 12 |
| NEIGHBORHOOD/LOC | 000 | 1.00/ | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| | | | | | |
| TOTALS | | | | | |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

, CRAWFORDVILLE

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 03/27/2015 FRSR |
| INC DATE | | AG DATE | |

## WAKULLA COUNTY PROPERTY



### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 315,000 |
| TOTAL MARKET VALUE | 18,000 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 18,000 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 18,000 |
| TOTAL JUST VALUE | 315,000 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 0 |

5YR PRCL CHECK NO CHG

2022 AG RENEWAL RECD

2021 AG RENEW W/O RETURN CARD

COA PER TCO

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |
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### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1027/0598 | 3/01/2017 | WD | U | V | 11 | 100 |
| GRANTOR: PORTER ROBERT M & JAN | | | | | | |
| GRANTEE: POCO LLC | | | | | | |
| 1027/0592 | 3/01/2017 | WD | U | V | 11 | 100 |
| GRANTOR: PORTER ROBERT M | | | | | | |
| GRANTEE: PORTER ROBERT M & J | | | | | | |

### BUILDING NOTES

### BUILDING DIMENSIONS

## 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
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## LAND DESCRIPTION

TOTAL OB/XF 0

| 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 | 005500 | A | TIMBER 2 PLA | 0 | | | 0.00 | 0.00 | 90.00 | AC | | 1.00 | 1.00 | 1.00 | 200.00 | 200.00 | 18,000 | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | |
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REVIEW DATE 04/11/2021 BY GEAK Total Acres: 90.00 Total Land Value: 18,000 Market: 315,000 Agricultural: 18,000 Common: 0 PRINTED 06/24/2026 BY SYS