

WAKULLA RIVER ESTATES UNIT 1  
 BLOCK C LOT 40 OR 89 P 60  
 OR 93 P 885 OR 239 P 144

CROUCH DIANA/  
 C/O JEFF CROUCH, 22268 CHOCTAW LN  
 ATHENS, AL 35611-5557

**2024**

00-00-016-006-06432-000  


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 0 TOTAL LAND VALUE - MARKET 6,750 TOTAL MARKET VALUE 6,750 SOH/AGL Deduction 4,979 ASSESSED VALUE 1,771 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 1,771 TOTAL JUST VALUE 6,750 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 4,000 5 YR PRCL CK NC FR 5 YR PRCL CK, N/C JEFFREY CROUCH DOD 4-18-2011 OR 893 P 340 DC 5 YR PRCL CH, N/C													
DOR CODE		0000 VACANT RESIDENTIAL																		PERMIT NUM				DESCRIPTION				AMT		ISSUED					
MAP NUM		1		MKT AREA						12																									
NEIGHBORHOOD/LOC		6.00		1.00/																SALES DATA															
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE												OFF RECORD Number				DATE		TYPE INST		Q / V / I /		RSN CD		SALE PRICE	
																						0239/0144				7/01/1994		WD U		V				1,000	
																						GRANTOR:													
																						GRANTEE:													
																						0093/0885				2/01/1983		WD U		V				1,000	
																						GRANTOR:													
																						GRANTEE:													
TOTALS																				BLD DATE						LGL DATE		02/15/2020		JB					
EXTRA FEATURES		NOLES LN, CRAWFORDVILLE																		XF DATE						LAND DATE									
																						INC DATE						AG DATE							
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																		
LAND DESCRIPTION										TOTAL OB/XF										0															
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	000000	C	VAC RES	0			55.00	95.00	1.00	LT		1.00	1.00	1.00	6,750.00	6,750.00	6,750																		
REVIEW DATE 11/28/2022 BY FRLA Total Acres: 0.12 Total Land Value: 6,750 Market: 0 Agricultural: 0 Common: 6,750 PRINTED 06/24/2026 BY SYS																																			