

WAKULLA RIVER ESTATE UNIT 1
 BLOCK UNLETTERED LOT 22
 OR 25 P 14

HOSEY EDWARD/HOSEY C E
 C/O C E HOSEY, 103 BARNS DR
 THOMASTON, GA 30286-4019

2024

00-00-016-006-06523-000



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 2023 TRIM RETURNED COA 5 YR PRCL CK NC FR COA PER SURVIVING SON'S PHONE CALL. 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/																							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																						
TOTALS						STRATTON LN, CRAWFORDVILLE										BLD DATE		LGL DATE		02/15/2020		JB					
EXTRA FEATURES																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											
																	BUILDING NOTES										
																	BUILDING DIMENSIONS										
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 11/29/2022 BY FRLA Total Acres: 0.12 Total Land Value: 6,750 Market: 0 Agricultural: 0 Common: 6,750 PRINTED 06/17/2026 BY SYS																											