LOT 24 HS P-7-2-M-6
PARCEL 5 OF PLAT OF
ESTATE OF EMMA MATHEWS

DUANE EVANS LLC
1940 WAKULLA ARRAN RD
CRAWFORDVILLE, FL 32327

2024

00-00-024-000-06580-002

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9900	NO AG ACREAGE	
MAP NUM	4	MKT AREA	10
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	08/04/2021 MMMM	LAND DATE	08/04/2021 MMMM
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	2,174
TOTAL MARKET VALUE	2,174
SOH/AGL Deduction	246
ASSESSED VALUE	1,928
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	1,928
TOTAL JUST VALUE	2,174
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	2,173

5YR PRCL CH,N/C

2019 TRIM RETURNED UTF

DOD 4/10/2017 PER OR 1091 P 435

5 YR PRCL CH, N/C

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1361/0054	5/22/2024	TD	U	V	11	4,500
GRANTOR: WAKULLA CLERK OF COUR						
GRANTEE: DUANE EVANS LLC						
0334/0003	9/11/1998	QC	U	V		100
GRANTOR:						
GRANTEE:						

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

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	009940	C	AC-RAW	0			0.00	0.00	1.26	AC		1.00	1.00	0.23	7,500.00	1,725.00	2,174							

REVIEW DATE 08/04/2021 BY MMMM Total Acres: 1.26 Total Land Value: 2,174 Market: 0 Agricultural: 0 Common: 2,174 PRINTED 06/17/2026 BY SYS