LOT 31 HS P-1-1-M-12
IN E 1/2 OF LOT 31 & WEST 1/4
OF HS 28 OR 48 P 973

TIDE CREEK HOLDINGS LLC
180 PELICAN WAY
PANACEA, FL 32346

2024

00-00-031-000-06600-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5900	TIMBERLAND MIXED	
MAP NUM	4	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

COASTAL HWY, CRAWFORDVILLE

BLD DATE	09/03/2021 MMMM	LGL DATE	09/03/2021 MMMM
XF DATE		LAND DATE	
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	223,895
TOTAL MARKET VALUE	17,422
SOH/AGL Deduction	0
ASSESSED VALUE	17,422
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	17,422
TOTAL JUST VALUE	223,895
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	0

BNDRY ADJ SPLIT PRCL 06600-009, 06600-010, 06600-0

CORRECT LAND LINES

2022 AG RENEWAL RECD

5YR PRCL C,N/C

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1343/0587	1/10/2024	WD	Q	V	01	350,000
GRANTOR: HESS LARRY G TRUSTEE						
GRANTEE: TIDE CREEK HOLDINGS						
1216/0562	6/29/2021	CR	U	V	30	100
GRANTOR: HESS LARRY G						
GRANTEE: HESS LARRY G TRUSTE						

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	005970	A	TIMBER MIX 1	0			0.00	0.00	49.00	AC		1.00	1.00	1.00	325.00	325.00	15,925							
2	005996	A	AG WETLAND	0			0.00	0.00	14.97	AC		1.00	1.00	1.00	100.00	100.00	1,497							

REVIEW DATE 09/03/2021 BY MMMM Total Acres: 63.97 Total Land Value: 17,422 Market: 223,895 Agricultural: 17,422 Common: 0 PRINTED 06/10/2026 BY SYS