



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 8,000 TOTAL MARKET VALUE 8,000 SOH/AGL Deduction 5,072 ASSESSED VALUE 2,928 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 2,928 TOTAL JUST VALUE 8,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 10,000 5 YR PRCL CK, N/C 5 YR PRCL CH, N/C COA PER JIMMY PH 514-999-7933 514-903-8386 TRIM RETURNED/UTF PERMIT NUM DESCRIPTION AMT ISSUED PR24-000151 SFD 09/06/2024 SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 1362/0847 5/28/2024 WD Q V 01 25,000 GRANTOR: BALOUKAS JIMMY GRANTEE: PAFFORD PROPERTIE & 0648/0120 5/14/2006 OR Q V 01 13,900 GRANTOR: ESTATE OF LINDA S ARI GRANTEE: ARICK CARL BUILDING NOTES BUILDING DIMENSIONS									
DOR CODE 0000 VACANT RESIDENTIAL						TOTALS										BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 03/07/2009 JBHC											
MAP NUM 4 MKT AREA 10						EXTRA FEATURES										49 CATAWBA TRL, CRAWFORDVILLE											
NEIGHBORHOOD/LOC 9.00 1.25/						AREA TYPE TOTAL GROSS AREA PCT OF BASE YEAR TOT ADJ AREA SUBAREA MARKET VALUE (Empty rows)																					
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											
1	000000	C VAC RES	0			50.00	100.00	1.00	LT	1.00	1.00	1.00		8,000.00	8,000.00	8,000											
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	DPHT 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			50.00	100.00	1.00	LT		1.00	1.00	1.00	8,000.00	8,000.00	8,000										
REVIEW DATE 08/22/2019 BY RTLC Total Acres: 0.11 Total Land Value: 8,000 Market: 0 Agricultural: 0 Common: 8,000 PRINTED 04/22/2026 BY SYS																											