



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 7,000 TOTAL MARKET VALUE 7,000 SOH/AGL Deduction 2,160 ASSESSED VALUE 4,840 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 4,840 TOTAL JUST VALUE 7,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 7,000									
DOR CODE 0000 VACANT RESIDENTIAL																COA PER USPS CLYDE K CARTER DOD 08-31-2019 OR 1125 P 513 5 YR PRCL CK, N/C 5 YR PRCL CH, N/C											
MAP NUM 4 MKT AREA 10																PERMIT NUM DESCRIPTION AMT ISSUED											
NEIGHBORHOOD/LOC 8.00 1.25/																SALES DATA											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE											OFF RECORD Number DATE TYPE INST Q / U / V / I / RSN CD SALE PRICE 1352/0807 3/20/2024 QC U V 11 100 GRANTOR: MCCORD CONSTRUCTION S GRANTEE: MCRP HOLDINGS II LL 1196/0180 3/03/2021 WD Q V 01 5,000 GRANTOR: BROWN JOSHUA E GRANTEE: MCCORD CONSTRUCTION											
TOTALS																BLD DATE LGL DATE XF DATE LAND DATE 03/19/2018 RTSS INC DATE AG DATE											
EXTRA FEATURES						BROKEN BOW TRL, CRAWFORDVILLE										BUILDING NOTES											
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 DIMENSIONS											
																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			50.00	100.00	1.00	LT		1.00	1.00	1.00	7,000.00	7,000.00	7,000										
REVIEW DATE 03/29/2019 BY RTSS Total Acres: 0.11 Total Land Value: 7,000 Market: 0 Agricultural: 0 Common: 7,000 PRINTED 04/08/2026 BY SYS																											