WAKULLA GARDENS BLOCK 16
LOT 49 OR 48 P 981
OR 89 P 786 OR 534 P 133

3B CONSTRUCTION & DEVELOPMENT, LLC
499 WOODVILLE HWY
CRAWFORDVILLE, FL 32327

**2024**

**00-00-035-008-07394-000**

## WAKULLA COUNTY PROPERTY



### BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 0000 | VACANT RESIDENTIAL | |
| MAP NUM | 4 | MKT AREA | 10 |
| NEIGHBORHOOD/LOC | 8.00 | 1.25/ | |

| 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

RENEGADE RD, CRAWFORDVILLE

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 03/19/2018 RTJT |
| INC DATE | | AG DATE | |

### 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 | 4,072 |
| ASSESSED VALUE | 2,928 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 2,928 |
| TOTAL JUST VALUE | 7,000 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 7,000 |

5YR CK FR NC
5 YR PRCL CK, N/C
5 YR PRCL CH, N/C
ADD STREET NAME

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U / | V I / | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1342/0542 | 12/27/2023 | WD | Q | V | 05 | 20,000 |
| GRANTOR: PRANCE MARK A | | | | | | |
| GRANTEE: 3B CONSTRUCTION & D | | | | | | |
| 0963/0021 | 2/23/2015 | WD | Q | V | 05 | 1,500 |
| GRANTOR: BOZEMAN CONNIE D | | | | | | |
| GRANTEE: PRANCE MARK A | | | | | | |

### 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 | 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 01/27/2023 BY FRLW Total Acres: 0.11 Total Land Value: 7,000 Market: 0 Agricultural: 0 Common: 7,000 PRINTED 04/08/2026 BY SYS