

WAKULLA GARDENS  
 BLOCK 18 LOT 20  
 OR 5 P 830 OR 573 P 523

BANIAHMAD FARIBA  
 2413 BASS BAY DR  
 TALLAHASSEE, FL 32312

2024

00-00-035-008-07503-000  


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		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 NC FR																
																	5 YR PRCL CK, N/C																
																	5 YR PRCL CH, N/C																
																	TRIM RET INSUFF.ADD. CORR ST ADD & REMAILED																
																	PERMIT NUM	DESCRIPTION	AMT	ISSUED													
																	SALES DATA																
																	OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE										
																	0573/0523	11/26/2004	WD Q	Q V			3,500										
																	GRANTOR: WITT																
																	GRANTEE: POURFARZANEH/BANIAH																
																	BUILDING NOTES																
																	BUILDING DIMENSIONS																
																	TOTAL OB/XF 0																
LAND DESCRIPTION																	TOTAL OB/XF																
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 01/31/2023 BY FRLW Total Acres: 0.11 Total Land Value: 7,000 Market: 0 Agricultural: 0 Common: 7,000 PRINTED 04/01/2026 BY SYS																																	