LOT 41 HS P-1-3-M-10
A TRACT OF LAND IN LOT 41 HS
OR 37 P 696-700

MAJESTIC ACRES LLC
1940 WAKULLA ARRAN RD
CRAWFORDVILLE, FL 32327

2024

00-00-041-000-09778-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9900	NO AG ACREAGE	
MAP NUM	4	MKT AREA	10
NEIGHBORHOOD/LOC	999.00	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

HICKORYWOOD DR, CRAWFORDVILLE

BLD DATE		LGL DATE	
XF DATE	05/30/2008 FRFS	LAND DATE	01/01/2019 JBBH
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	62,330
TOTAL MARKET VALUE	62,330
SOH/AGL Deduction	0
ASSESSED VALUE	62,330
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	62,330
TOTAL JUST VALUE	62,330
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	71,730

5 YR PRCL CH, N/C

CORRECT # OF ACRES PER OWNER SURVEY

CORRECT LAND FOR SWAMP

DEL XFOB#1-2,VAC PROP;5 YR PRCL CK

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1341/0828	12/27/2023	WD	Q	V	01	68,900
GRANTOR: HARVEY CHARLES B						
GRANTEE: MAJESTIC ACRES LLC						
0259/0456	8/01/1995	WD	U	V		25,800
GRANTOR:						
GRANTEE:						

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		RR1	0.00	0.00	4.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	60,000							
2	009630	C	WETLAND	0		RR1	0.00	0.00	23.30	AC		1.00	1.00	1.00	100.00	100.00	2,330							

REVIEW DATE 01/01/2019 BY JBBH Total Acres: 27.30 Total Land Value: 62,330 Market: 0 Agricultural: 0 Common: 62,330 PRINTED 06/10/2026 BY SYS