WAKULLA GARDENS UNIT 3
BLOCK 21 LOTS 3 & 4
OR 2 P 925 OR 916 P 698

FRAGALE BENJAMIN
2111 EAST RANDOLPH CIR
TALLAHASSEE, FL 32308

2024

00-00-043-010-08876-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
MAP NUM	4	MKT AREA	10
NEIGHBORHOOD/LOC	10.00	1.20/	

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

MAIDO ST, CRAWFORDVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	01/03/2018 JBHC
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	15,300
TOTAL MARKET VALUE	15,300
SOH/AGL Deduction	3,200
ASSESSED VALUE	12,100
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	12,100
TOTAL JUST VALUE	15,300
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	16,000

5 YR PRCL CK NC FR

5 YR PRCL CK, N/C

ADD CHG

ADD CHG PER USPS/FORM 3547

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1227/0393	9/08/2021	TD	U	V	11	3,500
GRANTOR: WAKULLA COUNTY CLERK						
GRANTEE: FRAGALE BENJAMIN						
1030/0082	3/29/2017	QC	U	V	11	1,000
GRANTOR: TC 10L, LLC						
GRANTEE: BAYERAU VITALY						

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	2.00	LT		1.00	1.00	1.00	7,650.00	7,650.00	15,300							

REVIEW DATE 10/27/2022 BY FRLW Total Acres: 0.23 Total Land Value: 15,300 Market: 0 Agricultural: 0 Common: 15,300 PRINTED 05/13/2026 BY SYS