

WAKULLA GARDENS UNIT 3  
 BLOCK 34 LOT 8  
 OR 50 P 402 OR 111 P 182

PECKHAM JOHN M  
 15 TENNESSEE WALKER RD  
 CRAWFORDVILLE, FL 32327

**2024**

00-00-043-010-09280-000  


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										WAKULLA COUNTY PROPERTY																																											
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																																											
ELEMENT	CD	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																																																		
														VALUATION BY		STANDARD																																															
														Tax Group: 3		Tax Dist:																																															
														BUILDING MARKET VALUE		0																																															
														TOTAL MARKET OB/XF VALUE		0																																															
														TOTAL LAND VALUE - MARKET		7,650																																															
														TOTAL MARKET VALUE		7,650																																															
														SOH/AGL Deduction		5,487																																															
														ASSESSED VALUE		2,163																																															
														TOTAL EXEMPTION VALUE		0																																															
														BASE TAXABLE VALUE		2,163																																															
														TOTAL JUST VALUE		7,650																																															
														NCON VALUE		0																																															
														INCOME VALUE																																																	
														PREVIOUS YEAR MKT VALUE		8,355																																															
														FR 5YR CK 2/24/23; DEMO XFOBS																																																	
														5 YR PRCL CK, N/C																																																	
														2018 TRIM RET'D VACANT UTF																																																	
														2017 TRIM RETURNED/UTF																																																	
														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		8 KLAMATH ST, CRAWFORDVILLE																																															
														BLD DATE		02/10/2014		FRSR		LGL DATE		01/03/2018		JBHC																																							
														XF DATE		10/01/2018		RTJT		LAND DATE																																											
														INC DATE				AG DATE																																													
														EXTRA FEATURES																																																	
														BLD DATE		02/10/2014		FRSR		LGL DATE		01/03/2018		JBHC																																							
														XF DATE		10/01/2018		RTJT		LAND DATE																																											
														INC DATE				AG DATE																																													
														OFF RECORD Number		DATE		TYPE INST		Q U		V I		RSN CD		SALE PRICE																																					
														1370/0426		7/26/2024		QC		U		V		11		100																																					
														GRANTOR: PECKHAM TRACY D																																																	
														GRANTEE: PECKHAM JOHN M																																																	
														1255/0210		3/08/2022		QC		U		V		11		100																																					
														GRANTOR: PECKHAM JOHN M & TRAC																																																	
														GRANTEE: PECKHAM TRACY D																																																	
														BUILDING NOTES																																																	
														BUILDING DIMENSIONS																																																	
														TOTAL OB/XF		0																																															
														LAND DESCRIPTION																																																	
														L N		USE CODE		CLS		LAND USE DESCRIPTION		CAP		R D		LOC ZONE		FRONT		DEPTH		TOT LND UTS		UNIT TYPE		D T		DPHT 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						58.00		109.00		1.00		LT				1.00		1.00		1.00		7,650.00		7,650.00		7,650															
														REVIEW DATE		02/24/2023		BY		FRLF		Total Acres: 0.15		Total Land Value: 7,650		Market: 0		Agricultural: 0		Common: 7,650		PRINTED 05/06/2026 BY SYS																															