LOT 44 HS P-16-M-11
1.75 AC IN LOT 44 HS
AS PER DEED IN DB 26 P 182

BROOKS PHILLIP/BROOKS DAISY
3506 TOUCAN DRIVE
TALLAHASSEE, FL 32304

2024

00-00-044-000-09830-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9900	NO AG ACREAGE	
MAP NUM	4	MKT AREA	08
NEIGHBORHOOD/LOC	000	1.00/	

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

SPRING CREEK HWY, CRAWFORDVILLE

BLD DATE	09/17/2021 MMJS	LGL DATE	09/17/2021 MMJS
XF DATE		LAND DATE	
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	13,125
TOTAL MARKET VALUE	13,125
SOH/AGL Deduction	1,478
ASSESSED VALUE	11,647
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	11,647
TOTAL JUST VALUE	13,125
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	13,125

5 YR PRCL CH, N/C
5 YR PRCL CH, N/C
5 YR PRCL CH. N/C
INC LAND VALUE JB

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

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	009940	C	AC-RAW	0			0.00	0.00	1.75	AC		1.00	1.00	1.00	7,500.00	7,500.00	13,125							

REVIEW DATE 09/17/2021 BY MMJS Total Acres: 1.75 Total Land Value: 13,125 Market: 0 Agricultural: 0 Common: 13,125 PRINTED 07/01/2026 BY SYS