LOT 45 HS P-2-M-12
LYING IN W 1/2 OF LOT 45 HS
OR 22 P 34

BRADWELL SIMMIE
1715 RIVERBIRCH HOLLOW
TALLAHASSEE, FL 32308

2024

00-00-045-000-09832-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
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

, CRAWFORDVILLE

BLD DATE		LGL DATE	
XF DATE	10/03/2008 FRSR	LAND DATE	05/14/2019 FRJT
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	37,500
TOTAL MARKET VALUE	37,500
SOH/AGL Deduction	12,543
ASSESSED VALUE	24,957
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	24,957
TOTAL JUST VALUE	37,500
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	28,125

5 YR PRCL CH, N/C

5 YR PRCL CH, N/C

ADDRESS CHANGE PER OWNER

5 YR PRCL CH, N/C

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	3.75	AC		1.00	1.00	1.00	10,000.00	10,000.00	37,500							

REVIEW DATE 05/14/2019 BY FRJT Total Acres: 3.75 Total Land Value: 37,500 Market: 0 Agricultural: 0 Common: 37,500 PRINTED 07/01/2026 BY SYS