P-27-2-M-12 2.17 AC M/L
IN THE NW 1/4 OF HS 45 KNOWN
AS TRACT C

ANDERSON SHIRLEY
P O BOX 284
SEBRING, FL 33870

2024

00-00-045-000-09856-002

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

BROWN-DONALDSON RD, CRAWFORDVILLE

BLD DATE	10/20/2008 FRSR	LGL DATE	05/21/2019 FRSR
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	21,700
TOTAL MARKET VALUE	21,700
SOH/AGL Deduction	7,258
ASSESSED VALUE	14,442
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	14,442
TOTAL JUST VALUE	21,700
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	18,445

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
0283/0054	8/20/1996	WD	U	V		100

GRANTOR: ANDERSON SHIRLEY
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			0.00	0.00	2.17	AC		1.00	1.00	1.00	10,000.00	10,000.00	21,700							

REVIEW DATE 05/21/2019 BY FRSR Total Acres: 2.17 Total Land Value: 21,700 Market: 0 Agricultural: 0 Common: 21,700 PRINTED 05/06/2026 BY SYS