

WAKULLA RANCHETTS SUB
UNREC LOT A7C OR 276 P 647
OR 328 P 521 OR 479 P 5

SHELL POINT GAS & GRILL INC
3587 MOSSY CREEK LN
TALLAHASSEE, FL 32311

2024

00-00-050-191-09892-A7C

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										WAKULLA COUNTY PROPERTY																					
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																			
																				VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 48,750 TOTAL MARKET VALUE 48,750 SOH/AGL Deduction 0 ASSESSED VALUE 48,750 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 48,750 TOTAL JUST VALUE 48,750 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 48,750 5 YR PRCL CK NC IT CT 01-08-2022 FR 5YR CK - NO CHANGES 5 YR PRCL CK, N/C MOVED PRMTS TO 09892-A7D <table border="1"> <thead> <tr> <th>PERMIT NUM</th> <th>DESCRIPTION</th> <th>AMT</th> <th>ISSUED</th> </tr> </thead> <tbody> <tr> <td>17000825</td> <td>CONV STORE</td> <td>0</td> <td>06/14/2017</td> </tr> <tr> <td>17000196</td> <td>COMM GAS STATION</td> <td>0</td> <td>03/10/2017</td> </tr> </tbody> </table>										PERMIT NUM	DESCRIPTION	AMT	ISSUED	17000825	CONV STORE	0	06/14/2017	17000196	COMM GAS STATION	0	03/10/2017
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DOR CODE		1000 VACANT COMMERCIAL																																							
MAP NUM		3		MKT AREA		08																																			
NEIGHBORHOOD/LOC		000		1.00/																																					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																				
TOTALS																				SPRING CREEK HWY, CRAWFORDVILLE																					
EXTRA FEATURES																				<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>05/23/2018</td> <td>FRJT</td> </tr> </tbody> </table>										BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					05/23/2018	FRJT
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L N	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																									
																	TOTAL OB/XF 0																								
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	001000	C	VAC COMMERCI	0			0.00	0.00	3.25	AC		1.00	1.00	1.00	15,000.00	15,000.00	48,750																								
REVIEW DATE 05/30/2024 BY Cturner Total Acres: 3.25 Total Land Value: 48,750 Market: 0 Agricultural: 0 Common: 48,750 PRINTED 05/13/2026 BY SYS																																									